

**MINUTES OF THE ANNUAL GENERAL MEETING OF  
CENTURY MANOR HOME OWNERS ASSOCIATION NPC**  
REGISTRATION NUMBER: 2006/004534/08

**HELD ON WEDNESDAY, 21 AUGUST 2019 AT 18:00 IN THE CLUB HOUSE**

**1. NOTICE OF THE MEETING**

Notice of the meeting is given in terms of the Memorandum of Incorporation of the Home Owners Association and it was noted that a quorum was present. Owners of Forty-one (41) stands were present, either in person or by proxy, and eligible to vote.

**2. WELCOME AND CONFIRMATION OR ELECTION OF CHAIRMAN**

Mr Clement Sibiya was elected as Chairman for the meeting and welcomed all members present.

As per the Memorandum of Incorporation Mr S.C Sibiya in his capacity as Chairman for the Home Owners Association chaired the meeting and welcomed all members present.

**3. ATTENDANCE AND APOLOGIES**

Member attendance was as per the attendance register. Proxies were recorded as apologies.

Mr. W Portuga (Pretor Group) was in attendance

**4. CONFIRMATION OF PREVIOUS MINUTES**

The minutes of the Annual General Meeting held on 23 August 2019 were taken as read, approved by the meeting and signed by the Chairman.

The previous minutes was duly proposed, seconded and unanimously approved.

**5. CHAIRMAN'S REPORT**

The written report was taken as read and approved by the meeting.

The chairman addressed the members on the issue of the open piece of land that belongs to the estate. There are quite a few options of what can be done to with this peace of land and that he is of the opinion that a small group of volunteers investigate the various options and then present this to the board. The proposals will then also be shared with the owners. The members present unanimously approved this proposal. The following members were elected to be part of the committee:

|              |        |
|--------------|--------|
| D. Swart     | #3513  |
| C. Raphodana | # 3507 |
| T. Foko      | #3616  |
| G. Tlali     | #3608  |
| R. Jagganath | #3574  |

The Chairman's Report was duly proposed, seconded and unanimously approved.

## **6. RATIFICATION OF AMENDED RULES**

The Chairman tabled the following amended rule/s for ratification.

**R500.00 penalty to be raised against pedestrians not using the pedestrian gate when entering or exiting the estate.**

Questions were raised as to how the fine will be applied and if proper investigation will be done before the fine is issued to a specific stand. The directors confirmed that they will only apply the fine after thorough investigation and proof that the specific person resides at the address supplied.

The amended rules were duly proposed, seconded and unanimously approved.

## **7. CONSIDERATION OF AUDITED FINANCIAL STATEMENTS**

The Audited Financial Statements for the year ending 28 February 2019 were tabled.

After discussion, the Annual Financial Statements were considered and accepted by the meeting.

## **8. PRESENTATION OF:**

### **8.1 ESTIMATE OF INCOME AND EXPENDITURE**

An estimate of income and expenditure for the ensuing year, approved by the Board of Directors was presented to the meeting.

Estimated expenses were set at R 1 698 341.00 and confirmed by the meeting.

This equates to an increase of 9.7% and will be backdated to the start of the financial year.

### **8.2 SPECIAL LEVY**

It was resolved that no special will be required for the financial year 2019 / 2020.

## **9. APPROVAL OF:**

### **9.1 LEVY PAYMENT IN ADVANCE**

It is confirmed that levies are payable monthly in advance, on or before the 1<sup>st</sup> day of each month. It is further resolved that the levies as accepted under the estimate of income and expenditure comprises the amount of levies payable by each owner

### **9.2 ARREAR LEVY: ACTION TAKEN**

Directors are authorised, and authorise the managing agent on their behalf, to take all necessary steps, including legal action and the sequestration of the owners, to ensure that the Home Owners Association receives levies and other monies due to it. The current interest rate is set at 1.5%, (equating to 18% per annum) which interest shall be calculated daily and capitalized

monthly on all amounts outstanding including, *inter alia*, debt collection and attorney's charges at the beginning of each month when levies are payable, but is subject to change from time to time in accordance with the provisions of and limitations or requirements imposed by the applicable Legislation.

### **9.3 ALLOCATION OF PAYMENTS**

Any payment made by an owner to the Home Owners Association will be allocated firstly to the overdue debt which is the most recent in time and only thereafter allocated to older debt. Only once all overdue debt has been paid will be allocated to current amounts due.

## **10. APPOINTMENT OF AUDITOR**

H.J Venter were re-appointed as Auditors for the ensuing year.

The above was duly proposed, seconded and unanimously approved.

## **11. REMOVAL AND ELECTION OF DIRECTORS:**

**10.1** In terms of MOI the determined the number of Directors at FIVE (5) persons.

**10.2** As set out in the MOI each Director shall continue to hold office from the date of this appointment until the Annual General Meeting next following his appointment, at which meeting each director shall be deemed to have retired from office, but shall be eligible for re-election to the Board of Directors as such meeting. In terms of the above all current Directors are deemed to have resigned as from date of this meeting.

The following persons were nominated and elected as Directors for the ensuing year:

|             |        |
|-------------|--------|
| S. Sibiya   | # 3520 |
| B. Shabangu | # 3547 |
| G. Tlali    | #3608  |
| B. Molefe   | #3506  |
| A. Mavhungu | #3598  |

## **12. APPOINTMENT OF COMPANY SECRETARY**

The meeting confirmed the appointment of Pretor Group (Pty) Ltd as the company secretary for Century Manor Home Owners Association NPC.

The Appointment of Company Secretary was duly proposed, seconded and unanimously approved.

## **13. APPOINTMENT OF PUBLIC OFFICER**

The meeting confirmed the appointment of Pretor Group (Pty) Ltd represented by Donald Weir as the Public Officer for ABC Home Owners Association.

The Appointment of Public Officer was duly proposed, seconded and unanimously approved.

**14. CONFIRMATION OF THE REGISTERED ADDRESS OF THE COMPANY**

The registered address of the company was confirmed as:

|                                               |                  |
|-----------------------------------------------|------------------|
| The Century Manor Home Owners Association NPC |                  |
| c/o Pretor Group (Pty) Ltd                    |                  |
| River Falls Office Park                       |                  |
| 262 Rose Avenue                               | Private Bag X115 |
| DORINGKLOOF                                   | CENTURION        |
| 0157                                          | 0046             |

**15. CLOSING**

There being no further matters under discussion, the Chairman thanked the members for having attended and closed the meeting at 19:20pm.

Signed on this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN**

# Century Manor

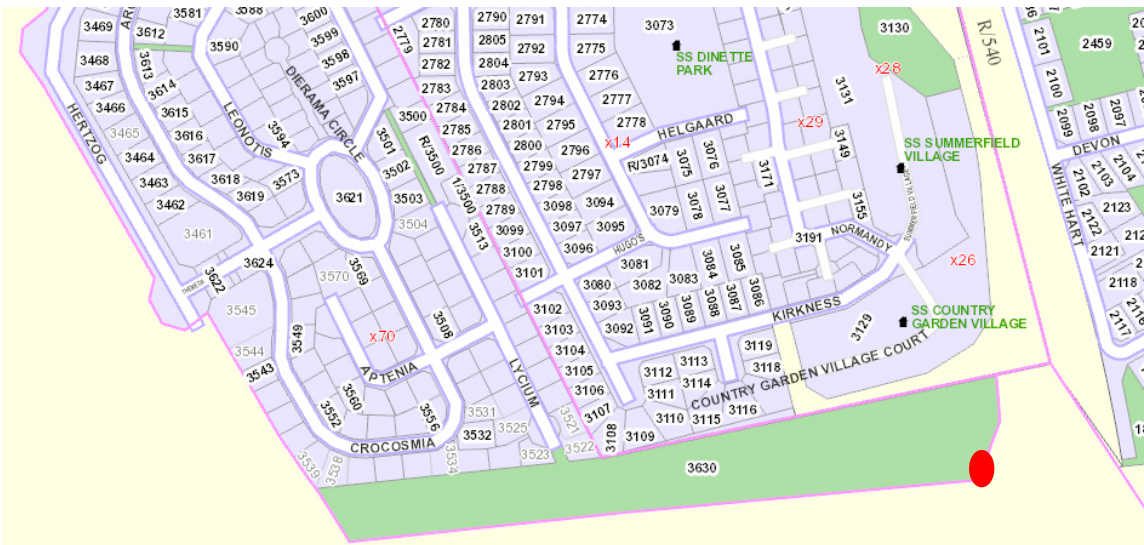
CENTURY MANOR HOME OWNERS ASSOCIATION (HOA)  
REGISTRATION NUMBER: 2006/0045534/08

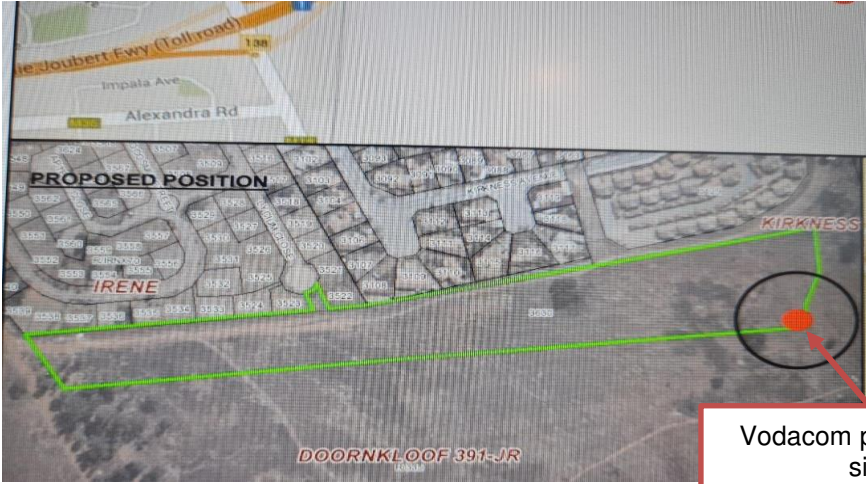
**CHAIRPERSON'S REPORT  
ANNUAL GENERAL MEETING  
9 SEPTEMBER 2021**

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
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| 1.       | <b>INTRODUCTION</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|          | <p>On 15 March 2020, our president Mr Cyril Ramaphosa declared the state of National Disaster in terms of Disaster Management Act, to combat the spread of COVID-19 pandemic. This pandemic stunned every human being on earth as all countries and cities had to shutdown for months to try and curb the spread of this pandemic. Due to this pandemic the estate had to implement COVID-19 protocols as prescribed by the government.</p> <p>You will recall that our estate ended up not holding its annual AGM last year (2019/2020) as the board chose to use a provision provided in terms of the Companies Act, which states that we the HOA, <i>may convene an annual general meeting of the shareholders no later than 15 months after the date of the previous annual general meeting</i>. A formal communique in this regard was electronically circulated to all the shareholders and was also placed in the estate website together with audited financial statements (AFS – 2019/2020). The 15 months stated above by the Companies Act will lapse on 21 November 2021.</p> <p>The Board of Directors is looking forward to every member attending and participating on the upcoming <b>virtual</b> AGM, where main issues pertaining to the estate will be tabled for discussion and approval. The new Board of Directors will also be nominated to oversee the interests of all members for the 2021/2022 reporting year. If a member/owner have changed their contact details kindly provide your new email to Pretor, Emmanuel so that you may receive the link for the AGM which will be circulated few days before the AGM.</p> <p>We would also like to extend a heartfelt welcome from the sitting Board to the new Members who have purchased property within the Estate over the past year. All Members have an equal and similarly important role to play for the future of our Estate, as such your presence and participation in the Annual General Meeting is very important.</p> <p>It is the responsibility of the elected Board of Directors to ensure the maintenance of adequate accounting records and financial standing of the Estate, as well as take responsibility for all security and safety matters pertaining to the Estate. Security for our estate is very critical hence more than 60% of our budget goes to the security of our estate.</p> <p>This has been and continue to be a very challenging time for our country and the world at large. People are losing their jobs and livelihood in big numbers that we have never seen in our lifetime. Several owners within our estate were forced to sell their properties due to this pandemic and economic impact as a result of the COVID-19 pandemic.</p> <p>This also has been a very long winding journey for our board members, who had to perform under these challenging times. You will recall that initially there were five board members</p> |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
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|          | <p>who were nominated in the last AGM held on 21 August 2019. We now have four board members and most of them have indicated that they will not avail themselves for the next term and that includes me (Chairperson) as indicated previously. Mr Mavhungu resigned this year due to personal reasons but he continued assisting us on his portfolio, we are grateful for his dedication.</p> <p>It is my view as Chairperson, and the consistent view of the outgoing Board, that the requirements in terms of managing of the Estate affairs have been fulfilled adequately and to the best of our ability as the Board, for the reporting period 2019/2020 and 2020/2021.</p> <p>You are invited to peruse our Estate Audited Financial Statement (AFS) attached with this report which concur with our statement.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
| 2.       | BOARD OF DIRECTORS 2019/2020 AND 2020/2021                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
|          | <table><tr><td>1</td><td>Skhumbuzo Sibiya</td><td>Chairperson</td><td>SS</td></tr><tr><td>2</td><td>Bongani Shabangu</td><td>Director</td><td>BS</td></tr><tr><td>3</td><td>Bongani Molefe</td><td>Director</td><td>BM</td></tr><tr><td>4</td><td>Gugulethu Tlali</td><td>Director</td><td>GT</td></tr><tr><td></td><td></td><td></td><td></td></tr></table>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |             |    |  | 1 | Skhumbuzo Sibiya | Chairperson | SS | 2 | Bongani Shabangu | Director | BS | 3 | Bongani Molefe | Director | BM | 4 | Gugulethu Tlali | Director | GT |  |  |  |  |
| 1        | Skhumbuzo Sibiya                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Chairperson | SS |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
| 2        | Bongani Shabangu                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Director    | BS |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
| 3        | Bongani Molefe                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Director    | BM |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
| 4        | Gugulethu Tlali                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Director    | GT |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
|          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
| 3.       | FINANCE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |
|          | <p>Financially, our Estate is in a sound financial position, with financial reserves well in excess of the required guidelines. A residential Estate like ours is required by regulation to keep reserve funds at all times, meaning it should be able to function without income for a period of three months. Our Estate positioned itself very positively in this regard. Based on the levy allocation agreed upon as per our communique sent out to the owners on 20 November 2020, the Board has managed to deliver against most projects, some of which were not budgeted for, like the backup power generator which costed about <b>R80 000</b> (including installation) due to load shedding by Eskom.</p> <p><b>Liesl Ansley CA(SA)</b></p> <p>You will recall that in our last AGM of 2019, the meeting approved HJ Venter as our official auditor. HJ Venter was one director auditing firm and sadly he passed on while busy with our 2019/2020 financials. Pretor than recommended Liesl Ansley auditor to continue with the audit process, which the board endorsed until the upcoming AGM.</p> <p>Our Estate Financial Statements were therefore audited by Liesl Ansley auditor which is a registered auditor, their opinion is as follow:</p> <p><i>“I have audited the financial statements of Century Manor Home Owners Association NPC (the company) set out on pages 9 to 17, which comprise the statement of financial position as at 28 February 2021, statement of changes in equity and statement of cash flows for the year then ended, and the notes to the financial statements, including a summary of significant accounting policies. In my opinion, the financial statements present fairly, in all material respects, the financial position of Century Manor Home Owners Association NPC as at 28 February 2021, and its financial performance and cash flows for the year then ended in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa”</i></p> <p>The board is satisfied with the service rendered by the current auditors and we are recommending that the AGM approves that we continue utilising the service.</p> <p>The details pertaining to the financial standing of our HOA as at 28th February 2019/2020 and 2020/2021 are included in the AGM pack accompanying this report. Please peruse it and raise any concerns/commentary with the board via our managing agent Pretor. Mr</p> |             |    |  |   |                  |             |    |   |                  |          |    |   |                |          |    |   |                 |          |    |  |  |  |  |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
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|          | <p>Emmanuel Mashamba, email: <a href="mailto:EmmanuelM@pretor.co.za">EmmanuelM@pretor.co.za</a>, forward your written input within <b>seven (7) working days</b> before the upcoming AGM.</p> <p><b>Proposed Budget/Levy for the Period 2021/2022</b></p> <p>HOA Members are reminded that the levies collected on a monthly basis are only sufficient to cover all foreseeable costs incurred in running of our Estate. Members must also remember that our levies are paid in advance so that we are able to pay for the services on time.</p> <p>Owners will remember that in the AGM of 2019, owners approved a levy increase of 10% for FY2019/2020 and in the next financial year (2020/2021), members approved an increase of about 8% (R106) due to COVID-19 challenges.</p> <p>This year the levy increase was investigated during the year by the Board, in consideration with COVID-19 pandemic as mentioned above. It was decided to increase the levies for <b>FY2021/2022 with 8%</b>. Members will be requested to ratify this increase at the AGM and there is NO Special Levy envisaged for the financial period.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 4.       | <b>UNDERCHARGED LEVIES DISPUTE</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|          | <p>Around March 2020, the board discovered that there were about 27 owners who were undercharged with 60% on their monthly levies. The board immediately asked Pretor to conduct an urgent full audit on levy payment amount. This discrepancy usually occurs during the transfer period when stands are transferred from the developer (M &amp; T) to the new owner.</p> <p>In terms of the estate agreement with the developer when the estate was developed, the developer is required to pay 40% levy per stand. Once the stand is purchased from the developer, the new owner who purchased the stand is required to pay 100% levy as required by the estate governance to run the estate operations as approved in each AGM.</p> <p>The 27 new owner's discrepancy happened when Pretor did not adjust the levy amount from the developers' levy of 40% into new owner's 100% full levy, once the purchase and transfer process had been finalized. This inconsistency took place between August 2017 and February 2020. The correct levy was thereafter implemented with immediate effect to all 27 owners.</p> <p>The audit investigation shows that there was an amount of about <b>R285 738</b> in loss levy revenue as a result of this undercharge levy discrepancy.</p> <p>Pretor did acknowledge that this was an administrative error on their side, but they refused to take full liability to refund the full amount due to the error. Instead they came up with a levy collection plan for those affected owners, which is listed below as follows:</p> <ul style="list-style-type: none"> <li>▪ In the occurrences where change of Ownership has taken place and the uncharged levies cannot be collected from the new owners, Pretor will refund the HOA with the full amount.</li> <li>▪ The affected owners who still own the stands/property were asked to sign an Acknowledgement of Debt agreements to collect the outstanding monies to mitigate the damages.</li> </ul> <p><b>Current status of debt collection</b></p> <ol style="list-style-type: none"> <li>1) 16 owners have settled their undercharge levy debt in full which is <b>R122 707.00</b></li> <li>2) There were 4 cases where there was a change in ownership. Pretor settled the full amount of R42 310. 48 in that regard, plus interest on undercharged levies of R30 652.70 (Calculated until 31 July 2021), total refund <b>R72 963.18</b>.</li> </ol> |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
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|          | <p>3) There are 5 owners who have made part payments towards these arrears which is <b>R56 948.60</b> in outstanding undercharged levies.</p> <p>4) There are 6 owners who have made no payments towards these arrears which is about <b>R63 562.03</b> in outstanding levies, these owners refused to make any payment arrangements because they are aggrieved by this error from Pretor.</p> <p>The total amount recovered: R195 671.00</p> <p>The total amount outstanding: R120 510.63</p> <p>The current total undercharged levies including interest: <b>R 316 181.64</b></p> <p>NB: The board in its meeting took a resolution to refer to the AGM, the 6 owners who are refusing to pay the outstanding undercharged levies as mentioned above. <b><i>The AGM is requested to give Directives on the way forward on this matter.</i></b></p> |
| 5.       | <b>DEFAULTERS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|          | <p>The Auditor has raised a red flag on substantial increase of levy defaulters compared to the previous financial year. This needs to be monitored very closely by the board. Measures are in place to try and recover the outstanding levies through legal processes via our managing agent, Pretor.</p> <p>Some of the increase is as a result of the undercharged levy as mentioned above, more than <b>R195 000</b> has been recovered since then, which is about 62% from the undercharged levies.</p> <p>We are very mindful that some people have lost their jobs and others are struggling with low income due to the pandemic and economic situation in the country.</p>                                                                                                                                                                   |
| 5.       | <b>MUNICIPALITY PROPERTY RATE ON STAND 3630</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|          | <p>The board recently received a municipality statement of about R28 557 on property rate of Century Manor greenbelt vacant land as shown on the map below. This is the first time that the estate has received such a statement which has been calculated since the estate was developed in 2006. From now on the estate will be paying R87.24 per month property rate. This is the land where Vodacom requested to install their network tower as marked in a red dot as pointed with arrow below.</p>                                                                                                                                                                                                                                                         |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
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| 6.       | <b>SUB-COMMITTEE SUMMARY REPORT ON STAND 3630</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|          | <p>Owners will recall that during the 2019 AGM, there was a resolution to establish a sub-committee to look into how we can utilize stand 3630 land.</p> <p>The committee findings were that most estates offer tennis courts, squash courts, communal swimming pools, park areas, but those at the top end include facilities such as Golf course, laundromats and even walking trails.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| 7.       | <b>VODACOM REQUEST ON STAND 3630</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|          | <p>In 2019 Vodacom submitted a request to the board to lease 8m x 10m portion of the estate land (14 962 sqm / 1,4 hectares) to install its network tower, the request was discussed in the last AGM. A resolution was taken in that AGM to establish a sub-committee to investigate how the estate may utilise the estate land on stand 3630 as shown on the map below.</p>  <p>Vodacom proposed network site tower</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| 8.       | <b>SECURITY</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|          | <p>Security remains a responsibility of every owner and resident of our estate to ensure that security processes and procedures are adhered to, and that any deviance is identified and addressed through the appropriate channels. All residents/owners are jointly and severally responsible to keep eyes open, and report unacceptable or concerning situations to the Estate Manager or Directors to ensure the security and safety of all the residents in our estate.</p> <p>It is with great pleasure to inform the members that we have not had a single security breach in our estate for more than 3 years in succession, since we implemented major security measures in 2018. This shows that our investment on security are bearing fruits and our residents are feeling much safe and secure. This does not mean that the crime is decreasing in the surrounding areas. The level of crime in our neighbourhoods has not gone down but still high, we would like to caution our residents to always be vigilant all the time when driving around.</p> <p>Bidvest Protea Coin Security Company is still performing our guarding and technical services and the board is still satisfied with their services.</p> |
| 9.       | <b>ADMINISTRATION / HUMAN RESOURCE</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
|          | <p><b>Report on former estate manager's misconduct</b></p> <p>In early January this year, there was evidence of suspected abuse of the estate e-wallet card funds by the former estate manager Mr. N.K Makgaleng (Nala) and this was brought to the attention of the board.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |

| ITEM NO.   | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|            | <p>The board then immediately instituted an investigation into those allegations of mismanagement of estate funds. The period of investigation covered 10 October 2020 to 10 March 2021. The investigation scope was primarily focused on cash withdrawals from the e-wallet bank card.</p> <p>The findings showed that there was a clear evidence which indicated that Nala, for a prolonged period had been abusing the e-wallet bank card funds for his personal use. The evidence showed that he was submitting certain false invoices and statements with regards to the use of some of the cash withdrawn from the e-wallet bank card.</p> <p>Based on the findings and recommendations of the investigation, the board concluded that a disciplinary action be instituted for Nala.</p> <p>Before that process was to be executed, Nala did not report for duty for weeks without any explanation (AWOL), and he did not answer any calls from the board members. Someone saw him circulating his pictures on social media which indicated that he was reporting for duty at takealot.com.</p> <p>The board then wrote to him on the 26<sup>th</sup> of March, informing him that he cannot work for two companies at the same time, he must send his letter of resignation and return the estate assets that he still has in his possession such as; the laptop, office keys and biometric device. He has still not done so at the time of writing this report. The board is therefore now forced to open a criminal case against him with the police, this is because all the attempts so far to recover estate assets have failed. The other option is to use lawyer via Pretor to demand the estate property but this process might be expensive considering the value of the asset involve and the amount the lawyer might cost. The estimated value of the lost/stolen estate assets is less than R3 000.</p> <p><b>Recruitment of the new Estate Manager</b></p> <p>After we realised that Nala is now working for another company as mentioned above, the board immediately started a recruitment process to recruit a new estate manager. This process was concluded with speed and we managed to appoint Mr Ronald Sakkie Buthelezi who was appointed on the 1<sup>st</sup> of May 2021 as per communiqué sent out to the residents prior to resumption of his duties on Monday the 3<sup>rd</sup> of May 2021.</p> <p>We would like to convey our appreciation to the recruitment team who worked diligently to recruit a suitable candidate for our estate, WE THANK YOU. The board is very much satisfied with the performance of Mr Buthelezi and we hope that the residents are also happy with his service in performing his duties as the Estate Manager.</p> |
| <b>10.</b> | <b>MAINTENANCE AND REPAIRS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
|            | <p>The following maintenance and repairs were done during this reporting period:</p> <p><b>Kids playing gym</b></p> <p>During this reporting period, the board approved funds to repair the kids playing gym at the clubhouse area which needed some repairs as shown on the picture below,</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <div data-bbox="300 123 869 548"> <div data-bbox="491 129 630 179">Before</div>  </div> <div data-bbox="869 123 1439 548"> <div data-bbox="1316 129 1439 179">After</div>  </div>                                                                                                                                                                                                                                                             |
|          | <p data-bbox="292 577 667 616"><b>Clubhouse wood structure</b></p> <p data-bbox="292 645 1476 750">During this reporting period, there were repairs done on the clubhouse wooden pergolas roof structure which needed to be repaired and treated. We hope that this should last another few years as long as they are properly maintained.</p> <div data-bbox="292 779 869 1214">  </div> <div data-bbox="869 779 1455 1214">  </div>       |
|          | <p data-bbox="292 1249 778 1288"><b>Clearing of outer perimeter shrubs</b></p> <p data-bbox="292 1317 1476 1384">In order for our security systems and security personnel to be able to secure our estate, the board cleared shrubs along our perimeter wall as showed on the picture below,</p> <div data-bbox="292 1415 869 1848"> <div data-bbox="798 1429 936 1489">Before</div>  </div> <div data-bbox="869 1415 1455 1848">  </div> |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| 11.      | <b>SPECIAL PROJECTS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|          | <p><b>Outer Perimeter Wall Lights</b></p> <p>Due to the challenges that we've been having with the Tshwane Municipality which has failed to fix street lights inside and outside our estate on Hertzog avenue, the board resolved to install additional perimeter walls lights on Hertzog avenue to illuminate part of that street leading to our estate gate.</p> <p><b>Backup Power Generator</b></p> <p>We are so delighted that we managed to procure our backup generator right in time before the load shedding, that is now with us for more that a year and there are no signs that the situation will be better soon. As mentioned above the costs for the estate power generator was about R80 000 inclusive of installation fees. It has also been secured safely as showed on the picture below,</p>  |
| 12.      | <b>ESTATE AESTHETICS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|          | <p>The aesthetics value of the Estate cannot be underplayed as it is reflective of comments made by visitors to the Estate – to this end, only positive commentary comments have been forthcoming. We have seen a dramatic increase in procurement of stands in our estate as you can see the number of private owned stands has increased from 99 during the previous AGM reporting to 145.</p> <p>The estate architecture and construction breakdown is as follows:</p> <p><b>Private owned stands/properties – individually = 145</b></p> <ul style="list-style-type: none"> <li>▪ Currently occupied properties / Houses = 85</li> <li>▪ Sites/houses currently under construction = 7</li> <li>▪ Vacant stands = 53</li> </ul>                                                                                                                                                                   |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <p><b>Stands Owned by the Developer – M &amp; T</b></p> <p>The developer has 15 stands / units which are currently on sale from R680 000 as per the advert board at the gate compared to 61 as it was reported in the previous AGM report.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 13.      | <p><b>BOARD NOMINATION – 2021/2022</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|          | <p>The Memorandum of Incorporation of Century Manor Estate provides for a maximum of seven elected Board Members. During the last Annual General Meeting held in August 2019 only five members were available to serve as Board Members.</p> <p>Whilst it is important to ensure continuity of our estate management through nominated Board members making themselves available for more than one sitting, the constitution of the next Board is the responsibility of the members to decide upon through an informed nomination process (the Board is democratically elected by the members attending the AGM).</p> <p>As such, all members, either in person or through Proxy, are encouraged to apply their minds in nominating members for Board representation, members who will act in the best interest of the Estate and ALL its members.</p> <p>The criteria for being nominated and successfully elected as a Board member for the Century Manor Estate is aligned to South African legal requirements for holding office as a Director as stated in Companies Act, 2008.</p> <p>The following extract reflects criteria for which Directorship nominations cannot be accepted:</p> <p><b>Extract from No. 71 of 2008: Companies Act, 2008 – section 69 - Ineligibility and disqualification of persons to be director or prescribed office):</b></p> <p>(7) A person is ineligible to be a director of a company if the person—<br/> (a) is a juristic person;<br/> (b) is an un-emancipated minor, or is under a similar legal disability; or<br/> (c) does not satisfy any qualification set out in the company's Memorandum of Incorporation.</p> <p>(8) A person is disqualified to be a director of a company if –<br/> (a) a court has prohibited that person to be a director, or declared the person to be delinquent in terms of section 162, or in terms of section 47 of the Close Corporations Act, 1984 (Act No. 69 of 1984); or (b) subject to subsections (9) to (12), the person—<br/> (i) is an un-rehabilitated insolvent;<br/> (ii) is prohibited in terms of any public regulation to be a director of the company;<br/> (iii) has been removed from an office of trust, on the grounds of misconduct involving dishonesty; or<br/> (iv) has been convicted, in the Republic or elsewhere, and imprisoned without the option of a fine, or fined more than the prescribed amount, for theft, fraud, forgery, perjury or an offence—<br/> (aa) involving fraud, misrepresentation or dishonesty;<br/> bb) in connection with the promotion, formation or management of a company, or in connection with any act contemplated in subsection (2) or (5); or –<br/> (cc) under this Act, the Insolvency Act, 1936 (Act No. 24 of 1936), the Close Corporations Act, 1984, the Competition Act, the Financial Intelligence Centre Act, 2001 (Act No. 38 of 2001), the Securities Services Act, 2004 (Act No. 36 of 2004), or Chapter 2 of the Prevention and Combating of Corruption Activities Act, 2004 (Act No. 12 of 2004).</p> <p>The Board would like to encourage those who are interested and dedicated members of our Estate to volunteer their time and talents and be part of the Board for this coming financial period. Board meetings sit on a monthly basis and we will appeal to the New Board members to commit themselves 100% in attending these meetings. None attendance of meetings affect quorum and decision making is then delayed.</p> |

| ITEM NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <p>NB: Please if you know that you will not be able to sacrifice some of your time, this will not be the task that you would want to take.</p> <p>In terms of Portfolios, the following are required to be fulfilled:</p> <ul style="list-style-type: none"> <li>• Finance</li> <li>• Estate Rules Enforcement and Dispute Resolutions</li> <li>• Maintenance and landscaping</li> <li>• Security</li> <li>• Human Resources / Administration</li> </ul> <p><b>NB: The nomination process is listed in the AGM notice which is included with this report.</b></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| 14.      | <b>PROTECTION OF PERSONAL INFORMATION (POPI) ACT REQUIREMENTS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
|          | <p>Most members may be aware by now about the commencement of Protection of Personal Information (POPI) Act which came into effect on the 1<sup>st</sup> of July 2021. The Act applies to any person or organization who keeps any type of records relating to the personal information of anyone, unless those records are subject to other legislation which protects such information more stringently.</p> <p>Our estate as part of Home Owners Association (HOA) is required to comply with this new act as mentioned above. Some of the requirements that we have to comply with are as follows:</p> <ul style="list-style-type: none"> <li>▪ In terms of the Protection of Personal Information Act, 2013 and the Promotion of Access to Information Act, 2000 (PAIA), the chairperson has powers, duties designated to perform certain responsibilities as an information officer. However, chairperson may delegate these powers, duties and responsibilities to delegated qualified person. The board approved that Mr Harm Potgieter as per recommendation from Pretor and his details has been dully forwarded to the relevant authority as our Information Officer.</li> <li>▪ POPI Act also require that we make amendments of agreement with stakeholders who have access to the personal information of owners and tenants. Our service level agreement with ClickOn has been amended accordingly.</li> </ul> <p>All relevant documents related to this act, are available on our estate website <a href="http://www.century-manor.co.za">www.century-manor.co.za</a> and may also be accessible via our estate managing agent, Pretor.</p> |
| 15       | <b>CONCLUSION</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
|          | <p>I would like to thank you all for your continuous support and cooperation during our term of office and we hope that you will continue supporting the next Board of directors as they start their new tasks after this AGM.</p> <p>Members will recall that at our previous AGM in 2019, I had informed the meeting that I was bowing out as a chairperson. At that time, I had served more than two terms as the Chairperson and felt that it was time to give other members an opportunity to lead. But due to the persuasion by new elected board members at that time, I was then swayed to change my decision and I continued to serve as the Chairperson of the board.</p> <p>This time please note that I am not available for nomination as a board member, I really need to take a break for one or two years, this has been a long journey for me. I know that there are several capable members in our estate who will do a better job, even better than what we have achieved as a current board, especially now that we have a capable Estate Manager.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |

| ITEM<br>NO. | DISCUSSION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|             | <p>I would like to take this opportunity to thank my fellow Board members who trusted me and nominated me as their Chairperson for the past years. I hope that your trust in me was not misplaced, THANK YOU.</p> <p>For those board members who had indicated that they are also not available to serve on the board after the AGM, on behalf of the owners I would like to convey our appreciation to you all for your hard work, sacrifice and dedication, especially during these trying times of the pandemic. Remember that you were able to sleep peacefully in this estate because of their hard work and sacrifice.</p> <p>My appeal to the owners/residents, is to give full support to the new board members who will be elected in this AGM. Remember that, this is voluntary work to protect our investment and also that the board members too have their full-time work schedule.</p> <p>Wishing you all the best.</p> <p>THANK YOU,</p> |



17 August 2021

SIGNED: CHAIRPERSON

DATE

**CENTURY MANOR HOA NPC  
(REGISTRATION NUMBER 2006/004534/08)  
FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 29 FEBRUARY 2020**

Liesl Ansley CA(SA)  
Chartered Accountant (SA)  
Registered Auditor

These financial statements have been audited in compliance with the applicable requirements of the Companies Act 71 of 2008.

Issued 23 November 2020

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## General Information

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|                                                    |                                                                                                                                                                                                                                   |
|----------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Country of incorporation and domicile</b>       | South Africa                                                                                                                                                                                                                      |
| <b>Nature of business and principal activities</b> | The business of the homeowners association is the management and upkeep of the estate                                                                                                                                             |
| <b>Directors</b>                                   | JBM Hetzog (Resigned)<br>JJ Jordaan (Resigned)<br>E Weiss (Resigned)<br>J Bubbs (Resigned)<br>JW Lotz (Resigned)<br>CJ Roelofse (Resigned)<br>JS Cronje (Resigned)<br>S Sibiyi<br>B Shabangu<br>G Tlali<br>B Molefe<br>A Mavhungu |
| <b>Business address</b>                            | Stand 3621-3630<br>Irene<br>Pretoria                                                                                                                                                                                              |
| <b>Auditor</b>                                     | Liesl Ansley CA(SA)<br>Chartered Accountant (SA)<br>Registered Auditor<br>92 Puttick Avenue<br>23 Villa Toscana<br>Sundowner<br>2188<br>Postnet Suite 3<br>Private Bag X5<br>Strubens Valley<br>1735                              |
| <b>Secretary</b>                                   | Pretor Group (Pty) Ltd                                                                                                                                                                                                            |
| <b>Company registration number</b>                 | 2006/004534/08                                                                                                                                                                                                                    |
| <b>Level of assurance</b>                          | These financial statements have been audited in compliance with the applicable requirements of the Companies Act 71 of 2008.                                                                                                      |
| <b>Preparer</b>                                    | The financial statements were internally compiled by:<br>EM Murray<br>Chartered Accountant (S.A.)                                                                                                                                 |

# **CENTURY MANOR HOA NPC**

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## **Contents**

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The reports and statements set out below comprise the financial statements presented to the shareholder:

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| Directors' Report                                                                                        | 4           |
| Independent Auditor's Report                                                                             | 5 - 6       |
| Statement of Financial Position                                                                          | 7           |
| Statement of Comprehensive Income                                                                        | 8           |
| Statement of Changes in Equity                                                                           | 9           |
| Statement of Cash Flows                                                                                  | 10          |
| Accounting Policies                                                                                      | 11          |
| Notes to the Financial Statements                                                                        | 12 - 14     |
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### **Level of assurance**

These financial statements have been audited in compliance with the applicable requirements of the Companies Act 71 of 2008.

### **Preparer**

EM Murray  
Chartered Accountant (S.A.)

### **Published**

23 November 2020

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Directors' Responsibilities and Approval

---

The directors are required by the Companies Act 71 of 2008, to maintain adequate accounting records and are responsible for the content and integrity of the financial statements and related financial information included in this report. It is their responsibility to ensure that the financial statements fairly present the state of affairs of the company as at the end of the financial year and the results of its operations and cash flows for the period then ended, in conformity with the International Financial Reporting Standard for Small and Medium-sized Entities. The external auditor is engaged to express an independent opinion on the financial statements.

The financial statements are prepared in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and are based upon appropriate accounting policies consistently applied and supported by reasonable and prudent judgements and estimates.

The directors acknowledge that they are ultimately responsible for the system of internal financial control established by the company and place considerable importance on maintaining a strong control environment. To enable the directors to meet these responsibilities, the board sets standards for internal control aimed at reducing the risk of error or loss in a cost effective manner. The standards include the proper delegation of responsibilities within a clearly defined framework, effective accounting procedures and adequate segregation of duties to ensure an acceptable level of risk. These controls are monitored throughout the company and all employees are required to maintain the highest ethical standards in ensuring the company's business is conducted in a manner that in all reasonable circumstances is above reproach. The focus of risk management in the company is on identifying, assessing, managing and monitoring all known forms of risk across the company. While operating risk cannot be fully eliminated, the company endeavours to minimise it by ensuring that appropriate infrastructure, controls, systems and ethical behaviour are applied and managed within predetermined procedures and constraints.

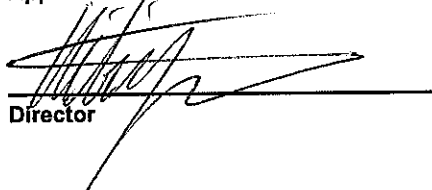
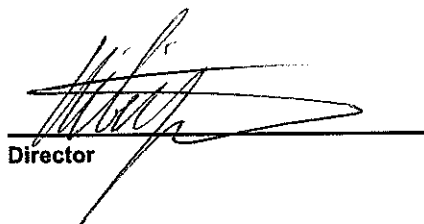
The directors are of the opinion, based on the information and explanations given by management, that the system of internal control provides reasonable assurance that the financial records may be relied on for the preparation of the financial statements. However, any system of internal financial control can provide only reasonable, and not absolute, assurance against material misstatement or loss.

The directors have reviewed the company's cash flow forecast for the year to 28 February 2021 and, in the light of this review and the current financial position, They are satisfied that the company has or has access to adequate resources to continue in operational existence for the foreseeable future.

The external auditor is responsible for independently auditing and reporting on the company's financial statements. The financial statements have been examined by the company's external auditor and their report is presented on page 5.

The financial statements set out on page 7, which have been prepared on the going concern basis, were approved by the board on 23 November 2020 and were signed on its behalf by:

### Approval of financial statements

  
Director  
Director

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Directors' Report

---

The directors have pleasure in submitting their report on the financial statements of CENTURY MANOR HOA NPC and its associates for the year ended 29 February 2020.

### 1. Review of financial results and activities

The financial statements have been prepared in accordance with International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act 71 of 2008. The accounting policies have been applied consistently compared to the prior year.

Full details of the financial position, results of operations and cash flows of the company are set out in these financial statements.

### 2. Directors

The directors in office at the date of this report are as follows:

#### Directors

JBM Hetzog (Resigned)

JJ Jordaan (Resigned)

E Weiss (Resigned)

J Bubb (Resigned)

JW Lotz (Resigned)

CJ Roelofse (Resigned)

JS Cronje (Resigned)

S Sibiya

Executive

B Shabangu

Executive

G Tlali

Executive

B Molefe

Executive

A Mavhungu

Executive

### 3. Events after the reporting period

The directors are not aware of any material event which occurred after the reporting date and up to the date of this report.

### 4. Going concern

The directors believe that the company has adequate financial resources to continue in operation for the foreseeable future and accordingly the financial statements have been prepared on a going concern basis. The directors have satisfied themselves that the company is in a sound financial position and that it has access to sufficient borrowing facilities to meet its foreseeable cash requirements. The directors are not aware of any new material changes that may adversely impact the company. The directors are also not aware of any material non-compliance with statutory or regulatory requirements or of any pending changes to legislation which may affect the company.

### 5. Auditors

Liesl Ansley CA(SA) will be prepared to continue in office in accordance with section 90(6) of the Companies Act of South Africa, 2008.

### 6. Secretary

The company secretary is Pretor Group (Pty) Ltd.

Business address

262 Rose Avenue  
Doringkloof  
0157



## Independent Auditor's Report

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To the shareholder of CENTURY MANOR HOA NPC

### Report on the Audit of the Financial Statements

#### Opinion

I have audited the financial statements of CENTURY MANOR HOA NPC (the company) set out on pages 7 to 14, which comprise the statement of financial position as at 29 February 2020, and the statement of comprehensive income, statement of changes in equity and statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In my opinion, the financial statements present fairly, in all material respects, the financial position of CENTURY MANOR HOA NPC as at 29 February 2020, and its financial performance and cash flows for the year then ended in accordance with International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act 71 of 2008.

#### Basis for opinion

I conducted my audit in accordance with International Standards on Auditing. My responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the financial statements section of my report. I am independent of the company in accordance with the sections 290 and 291 of the Independent Regulatory Board for Auditors' Code of Professional Conduct for Registered Auditors (Revised January 2018), parts 1 and 3 of the Independent Regulatory Board for Auditors' Code of Professional Conduct for Registered Auditors (Revised November 2018) (together the IRBA Codes) and other independence requirements applicable to performing audits of financial statements in South Africa. I have fulfilled my other ethical responsibilities, as applicable, in accordance with the IRBA Codes and in accordance with other ethical requirements applicable to performing audits in South Africa. The IRBA Codes are consistent with the corresponding sections of the International Ethics Standards Board for Accountants' Code of Ethics for Professional Accountants and the International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (including International Independence Standards) respectively. I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.

#### Other information

The directors are responsible for the other information. The other information comprises the information included in the document titled "CENTURY MANOR HOA NPC financial statements for the year ended 29 February 2020", which includes the Directors' Report as required by the Companies Act 71 of 2008 and the Statement of Comprehensive Income, which we obtained prior to the date of this report. The other information does not include the financial statements and my auditor's report thereon.

My opinion on the financial statements does not cover the other information and I do not express an audit opinion or any form of assurance conclusion thereon.

In connection with my audit of the financial statements, my responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or my knowledge obtained in the audit, or otherwise appears to be materially misstated. If, based on the work I have performed on the other information obtained prior to the date of this auditor's report, I conclude that there is a material misstatement of this other information, I am required to report that fact. I have nothing to report in this regard.

# Independent Auditor's Report

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## Responsibilities of the directors for the Financial Statements

The directors are responsible for the preparation and fair presentation of the financial statements in accordance with International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act 71 of 2008, and for such internal control as the directors determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the directors are responsible for assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the directors either intend to liquidate the company or to cease operations, or have no realistic alternative but to do so.

## Auditor's responsibilities for the audit of the Financial Statements

My objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes my opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with International Standards on Auditing will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with International Standards on Auditing, I exercise professional judgement and maintain professional scepticism throughout the audit. I also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for my opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the directors.
- Conclude on the appropriateness of the directors' use of the going concern basis of accounting and based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the company's ability to continue as a going concern. If I conclude that a material uncertainty exists, I am required to draw attention in my auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify my opinion. My conclusions are based on the audit evidence obtained up to the date of my auditor's report. However, future events or conditions may cause the company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

I communicate with the directors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that I identify during my audit.

## Report on other legal and regulatory requirements

In terms of the IRBA Rule published in Government Gazette Number 39475 dated 4 December 2015, I report that Liesl Ansley CA(SA) has been the auditor of CENTURY MANOR HOA NPC for 1 years.



**L Ansley**  
**Chartered Accountant (SA)**  
**Registered Auditor**

19/08/2021

~~23 November 2020~~

**92 Puttick Avenue**  
**23 Villa Toscana**  
**Sundowner**  
**2188**

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Statement of Financial Position as at 29 February 2020

| Figures in Rand                     | Note(s) | 2020           | 2019           |
|-------------------------------------|---------|----------------|----------------|
| <b>Assets</b>                       |         |                |                |
| Current Assets                      |         |                |                |
| Trade and other receivables         | 2       | 75,318         | 55,426         |
| Current tax receivable              |         | 341            | 561            |
| Cash and cash equivalents           | 3       | 467,347        | 861,223        |
|                                     |         | <b>543,006</b> | <b>917,210</b> |
| <b>Total Assets</b>                 |         | <b>543,006</b> | <b>917,210</b> |
| <b>Equity and Liabilities</b>       |         |                |                |
| <b>Equity</b>                       |         |                |                |
| Retained income                     |         | 77,472         | 408,009        |
| <b>Liabilities</b>                  |         |                |                |
| Current Liabilities                 |         |                |                |
| Trade and other payables            | 4       | 465,534        | 509,201        |
| <b>Total Equity and Liabilities</b> |         | <b>543,006</b> | <b>917,210</b> |

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Statement of Comprehensive Income

| Figures in Rand                              | Note(s) | 2020               | 2019               |
|----------------------------------------------|---------|--------------------|--------------------|
| <b>Revenue</b>                               |         |                    |                    |
| Levies received                              | 5       | 1,681,943          | 1,274,461          |
| Interest received                            | 6       | 36,762             | 73,163             |
|                                              |         | <b>1,718,705</b>   | <b>1,347,624</b>   |
| <b>Other income</b>                          |         |                    |                    |
| Recoveries                                   | 7       | 54,517             | 163,536            |
| Other income                                 |         | (1,000)            | 5,900              |
|                                              |         | <b>53,517</b>      | <b>169,436</b>     |
| <b>Operating expenses</b>                    |         |                    |                    |
| Auditors remuneration                        |         | (9,520)            | (9,002)            |
| Bank charges                                 |         | (13,773)           | (14,181)           |
| Internet fees                                |         | (3,225)            | (3,985)            |
| Consulting and professional fees             |         | (28,175)           | (78,890)           |
| Employee costs                               | 8       | (268,260)          | (217,089)          |
| Entertainment                                |         | (20)               | -                  |
| Prior year adjustment                        |         | -                  | (1,000)            |
| Garden                                       | 11      | (114,489)          | (112,917)          |
| Insurance                                    | 9       | (23,097)           | (20,545)           |
| Managing agents fees                         |         | (130,608)          | (120,937)          |
| Municipal expenses                           | 10      | (193,206)          | (149,190)          |
| Projects                                     | 14      | (280,286)          | (613,890)          |
| Printing and stationery                      |         | (618)              | (3,096)            |
| Prior year adjustment                        |         | 4,872              | -                  |
| Repairs and maintenance                      | 12      | (146,155)          | (74,068)           |
| Secretarial fee                              |         | (4,153)            | (4,963)            |
| Security                                     | 13      | (889,171)          | (705,811)          |
| Tax return fee                               |         | (2,875)            | (2,700)            |
|                                              |         | <b>(2,102,759)</b> | <b>(2,132,264)</b> |
| <b>Operating loss</b>                        |         | <b>(330,537)</b>   | <b>(615,204)</b>   |
| Finance costs                                |         | -                  | (24)               |
| <b>Loss before taxation</b>                  |         | <b>(330,537)</b>   | <b>(615,228)</b>   |
| Taxation                                     |         | -                  | (8,013)            |
| <b>Loss for the year</b>                     |         | <b>(330,537)</b>   | <b>(623,241)</b>   |
| Other comprehensive income                   |         | -                  | -                  |
| <b>Total comprehensive loss for the year</b> |         | <b>(330,537)</b>   | <b>(623,241)</b>   |

## CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

### Statement of Changes in Equity

| Figures in Rand                              | Retained income  | Total equity     |
|----------------------------------------------|------------------|------------------|
| <b>Balance at 01 March 2018</b>              | <b>1,031,250</b> | <b>1,031,250</b> |
| Loss for the year                            | (623,241)        | (623,241)        |
| Other comprehensive income                   | -                | -                |
| <b>Total comprehensive loss for the year</b> | <b>(623,241)</b> | <b>(623,241)</b> |
| <b>Balance at 01 March 2019</b>              | <b>408,009</b>   | <b>408,009</b>   |
| Loss for the year                            | (330,537)        | (330,537)        |
| Other comprehensive income                   | -                | -                |
| <b>Total comprehensive loss for the year</b> | <b>(330,537)</b> | <b>(330,537)</b> |
| <b>Balance at 29 February 2020</b>           | <b>77,472</b>    | <b>77,472</b>    |

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Statement of Cash Flows

| Figures in Rand                             | Note(s) | 2020             | 2019             |
|---------------------------------------------|---------|------------------|------------------|
| <b>Cash flows from operating activities</b> |         |                  |                  |
| Cash used in operations                     |         | (430,858)        | (432,183)        |
| Interest income                             |         | 36,762           | 73,163           |
| Finance costs                               |         | -                | (24)             |
| Tax received (paid)                         |         | 220              | (11,525)         |
| <b>Net cash from operating activities</b>   |         | <b>(393,876)</b> | <b>(370,569)</b> |
| <b>Total cash movement for the year</b>     |         | <b>(393,876)</b> | <b>(370,569)</b> |
| Cash at the beginning of the year           |         | 861,223          | 1,231,792        |
| <b>Total cash at end of the year</b>        | 3       | <b>467,347</b>   | <b>861,223</b>   |

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Accounting Policies

---

### 1. Basis of preparation and summary of significant accounting policies

The financial statements have been prepared on a going concern basis in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities, and the Companies Act 71 of 2008. The financial statements have been prepared on the historical cost basis, except for biological assets at fair value less point of sale costs, and incorporate the principal accounting policies set out below. They are presented in South African Rands.

These accounting policies are consistent with the previous period.

#### 1.1 Significant judgements and sources of estimation uncertainty

##### Critical judgements in applying accounting policies

Management did not make critical judgements in the application of accounting policies, apart from those involving estimations, which would significantly affect the financial statements.

##### Key sources of estimation uncertainty

#### 1.2 Financial instruments

##### Initial measurement

Financial instruments are initially measured at the transaction price (including transaction costs except in the initial measurement of financial assets and liabilities that are measured at fair value through profit or loss) unless the arrangement constitutes, in effect, a financing transaction in which case it is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

##### Financial instruments at amortised cost

These include loans, trade receivables and trade payables. Those debt instruments which meet the criteria in section 11.8(b) of the standard, are subsequently measured at amortised cost using the effective interest method. Debt instruments which are classified as current assets or current liabilities are measured at the undiscounted amount of the cash expected to be received or paid, unless the arrangement effectively constitutes a financing transaction.

At each reporting date, the carrying amounts of assets held in this category are reviewed to determine whether there is any objective evidence of impairment. If there is objective evidence, the recoverable amount is estimated and compared with the carrying amount. If the estimated recoverable amount is lower, the carrying amount is reduced to its estimated recoverable amount, and an impairment loss is recognised immediately in profit or loss.

#### 1.3 Tax

##### Tax expenses

The homeowners association is taxed in terms of Section 10(1)(e) of the Income Tax Act, 1962. In terms of this section, levy income and recoveries are fully exempt. All other income is exempt up to a maximum of R50,000 per annum. Therefore, taxation is calculated and provided for on investment income and other income greater than R50,000 per annum less a portion of deductible administrative expenses.

#### 1.4 Revenue

Levies and recoveries are recognised as revenue once owners are invoiced. Ordinary levies are invoiced monthly, based on the proportional amount as per the approved budget. Other recoveries are recognised as and when due by the owners and are disclosed with the expenses to which they relate. When the inflow of cash and cash equivalents is deferred, the fair value of the consideration receivable is the present value of all future receipts using the imputed rate of interest.

Levies have been accounted for on the accrual basis and therefore includes outstanding amounts owing by the owners.

Interest is recognised, in profit or loss, using the effective interest rate method.

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Notes to the Financial Statements

| Figures in Rand                         | 2020             | 2019             |
|-----------------------------------------|------------------|------------------|
| <b>2. Trade and other receivables</b>   |                  |                  |
| Deposits                                | 1,290            | 1,290            |
| Levies receivable                       | 74,028           | 43,109           |
| Prepayment - City council               | -                | 11,027           |
|                                         | <b>75,318</b>    | <b>55,426</b>    |
| <b>3. Cash and cash equivalents</b>     |                  |                  |
| Cash and cash equivalents consist of:   |                  |                  |
| Petty Cash                              | 5,001            | 5,000            |
| Investment                              | 159,316          | 543,548          |
| Trust account                           | 303,030          | 312,675          |
|                                         | <b>467,347</b>   | <b>861,223</b>   |
| <b>4. Trade and other payables</b>      |                  |                  |
| Audit fees                              | 9,520            | 9,002            |
| Bidvest Protea Coin                     | 70,104           | 54,349           |
| Building deposits                       | 256,100          | 256,100          |
| CSOS liability                          | 2,142            | 1,808            |
| Delitech internet                       | -                | 229              |
| Levies paid in advance                  | 119,739          | 117,676          |
| Provision - Municipal                   | 7,929            | 70,037           |
|                                         | <b>465,534</b>   | <b>509,201</b>   |
| <b>5. Levies received</b>               |                  |                  |
| Administrative                          | 1,571,911        | 1,274,461        |
| Building penalty fee                    | 110,032          | -                |
|                                         | <b>1,681,943</b> | <b>1,274,461</b> |
| <b>6. Interest received</b>             |                  |                  |
| Financial institutions                  | 23,772           | 62,026           |
| Arrear levies                           | 12,990           | 11,137           |
|                                         | <b>36,762</b>    | <b>73,163</b>    |
| <b>7. Recoveries</b>                    |                  |                  |
| Recovery - Security access cards & tags | 240              | -                |
| Recovery - Access control               | 38,377           | 29,436           |
| Recovery - Cleaning of stands           | 15,900           | 5,400            |
| Recovery - Security                     | -                | 128,700          |
|                                         | <b>54,517</b>    | <b>163,536</b>   |

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Notes to the Financial Statements

| Figures in Rand                                                                                             | 2020           | 2019           |
|-------------------------------------------------------------------------------------------------------------|----------------|----------------|
| <b>8. Employee cost</b>                                                                                     |                |                |
| <b>Employee costs</b>                                                                                       |                |                |
| Admin fees                                                                                                  | 1,616          | 1,526          |
| Overalls and uniforms                                                                                       | 766            | 731            |
| Salaries                                                                                                    | 261,212        | 210,092        |
| Staff consumables                                                                                           | 602            | 22             |
| Telephone expenses                                                                                          | 400            | -              |
| UIF                                                                                                         | 2,437          | 2,019          |
| WCA                                                                                                         | 1,227          | 2,699          |
|                                                                                                             | <b>268,260</b> | <b>217,089</b> |
| <b>9. Insurance</b>                                                                                         |                |                |
| <b>Insurance values</b>                                                                                     |                |                |
| Combined policy                                                                                             | 3,386,880      | 3,386,880      |
| Public liability                                                                                            | 50,000,000     | 50,000,000     |
| All risk                                                                                                    | 131,805        | 131,805        |
| Money                                                                                                       | 50,000         | 50,000         |
| Insurance Company - The Hollard Insurance Company Limited<br>Insurance Policy Number - PTA/HSTM P/000149827 |                |                |
| Expiry date - 31 October 2020                                                                               |                |                |
| <b>10. Municipal expenses</b>                                                                               |                |                |
| Assessment rates                                                                                            | 4,964          | 4,345          |
| Electricity                                                                                                 | 27,984         | 6,586          |
| Interest and admin                                                                                          | 1,175          | -              |
| Refuse                                                                                                      | 1,200          | -              |
| Sanitation                                                                                                  | 13,244         | 5,568          |
| Water                                                                                                       | 144,639        | 132,691        |
|                                                                                                             | <b>193,206</b> | <b>149,190</b> |
| <b>11. Garden</b>                                                                                           |                |                |
| Equipment                                                                                                   | 33,124         | 28,628         |
| Garden service                                                                                              | 7,461          | -              |
| Garden stand cleaning                                                                                       | 4,500          | 7,663          |
| Maintenance                                                                                                 | 46,837         | 68,671         |
| Pool equipment                                                                                              | 7,027          | -              |
| Pool maintenance                                                                                            | 15,540         | 7,955          |
|                                                                                                             | <b>114,489</b> | <b>112,917</b> |

# CENTURY MANOR HOA NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

## Notes to the Financial Statements

| Figures in Rand                    | 2020           | 2019           |
|------------------------------------|----------------|----------------|
| <b>12. Repairs and maintenance</b> |                |                |
| Cleaning Materials                 | 2,630          | 2,165          |
| Electrical                         | 47,656         | 15,059         |
| Fire equipment                     | 1,978          | 844            |
| General maintenance                | 92,831         | 29,119         |
| Office equipment                   | -              | 1,198          |
| Plumbing                           | 210            | 21,555         |
| IT equipment                       | -              | 4,128          |
| Kitchen equipment                  | 850            | -              |
|                                    | <b>146,155</b> | <b>74,068</b>  |
| <b>13. Security</b>                |                |                |
| Access control                     | 50,952         | 51,863         |
| Equipment                          | 1,150          | 10,054         |
| Guarding service                   | 735,563        | 572,032        |
| Maintenance                        | 93,820         | 62,809         |
| Telephone                          | 7,686          | 9,053          |
|                                    | <b>889,171</b> | <b>705,811</b> |
| <b>14. Projects</b>                |                |                |
| Security                           | 190,710        | 498,575        |
| Garden                             | -              | 115,315        |
| Electric fence                     | 89,576         | -              |
|                                    | <b>280,286</b> | <b>613,890</b> |

## CENTURY MANOR HOA NPC

(Taxpayer reference number )

(Registration number: 2006/004534/08)

Financial Statements for the year ended 29 February 2020

### Tax Computation

| Figures in Rand                                                 | 2020           |
|-----------------------------------------------------------------|----------------|
| Net loss per income statement                                   | (330,537)      |
| <b>Permanent differences (Non-deductible/Non taxable items)</b> |                |
| Levy exemption in terms of s10(1)(e)(i) (refer to guide)        | (1,735,460)    |
| Expenses in the production of exempt income                     | 2,102,759      |
| Section 10(1)(e)(ii) exemption                                  | (36,762)       |
|                                                                 | <b>330,537</b> |
| Assessed loss brought forward                                   | -              |
| <b>Tax thereon @ 28% in the Rand</b>                            | <b>-</b>       |
| <b>Reconciliation of tax balance</b>                            |                |
| Amount owing/(prepaid) at the beginning of year                 | (561)          |
| Prior year adjustment                                           | -              |
| Amount refunded/(paid) in respect of prior year                 | 561            |
| <b>Amount owing/(prepaid) in respect of prior year</b>          | <b>-</b>       |
| <b>Tax owing/(prepaid) for the current year:</b>                |                |
| <b>Normal tax</b>                                               |                |
| Per calculation                                                 | -              |
| 1st provisional payment                                         | (341)          |
| 2nd provisional payment                                         | -              |
| Other payments                                                  | -              |
| <b>Amount owing/(prepaid) at the end of year</b>                | <b>(341)</b>   |

**CENTURY MANOR HOME OWNERS ASSOCIATION NPC  
(REGISTRATION NUMBER 2006/004534/08)  
FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 28 FEBRUARY 2021**

Liesl Ansley CA(SA)  
Chartered Accountant (SA)  
Registered Auditor

These financial statements have been audited in compliance with the applicable requirements of the Companies Act of South Africa.

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## General Information

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|                                                    |                                                                                                                                                                                                     |
|----------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Country of incorporation and domicile</b>       | South Africa                                                                                                                                                                                        |
| <b>Nature of business and principal activities</b> | The business of the homeowners association is the management and upkeep of the estate.                                                                                                              |
| <b>Directors</b>                                   | S Sibiya<br>B Shabangu<br>G Tlali<br>B Molefe                                                                                                                                                       |
| <b>Business address</b>                            | Stand 3621-3630<br>Irene<br>Pretoria                                                                                                                                                                |
| <b>Auditor</b>                                     | Liesl Ansley CA(SA)<br>Chartered Accountant (SA)<br>Registered Auditor<br>6 Kanniedood Street<br>Weltevredenpark<br>Florida<br>1709<br>Postnet Suite 3<br>Private Bag X5<br>Strubens Valley<br>1735 |
| <b>Secretary</b>                                   | Pretor Group (Pty) Ltd                                                                                                                                                                              |
| <b>Company registration number</b>                 | 2006/004534/08                                                                                                                                                                                      |
| <b>Tax reference number</b>                        | 9311015169                                                                                                                                                                                          |
| <b>Level of assurance</b>                          | These financial statements have been audited in compliance with the applicable requirements of the Companies Act of South Africa.                                                                   |
| <b>Preparer</b>                                    | The financial statements were independently compiled by:<br>EM Murray<br>Chartered Accountant (S.A.)                                                                                                |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Contents

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The reports and statements set out below comprise the financial statements presented to the owners:

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### Level of assurance

These financial statements have been audited in compliance with the applicable requirements of the Companies Act of South Africa.

### Preparer

EM Murray  
Chartered Accountant (S.A.)

## Century Manor Home Owners Association NPC

(Registration number: 2008/004534/08)

Financial Statements for the year ended 28 February 2021

### Directors' Responsibilities and Approval

The directors are required by the Companies Act of South Africa, to maintain adequate accounting records and are responsible for the content and integrity of the financial statements and related financial information included in this report. It is their responsibility to ensure that the financial statements fairly present the state of affairs of the company as at the end of the financial year and the results of its operations and cash flows for the period then ended, in conformity with the International Financial Reporting Standard for Small and Medium-sized Entities. The external auditor is engaged to express an independent opinion on the financial statements.

The financial statements are prepared in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and are based upon appropriate accounting policies consistently applied and supported by reasonable and prudent judgements and estimates.

The directors acknowledge that they are ultimately responsible for the system of internal financial control established by the company and place considerable importance on maintaining a strong control environment. To enable the directors to meet these responsibilities, the board sets standards for internal control aimed at reducing the risk of error or loss in a cost effective manner. The standards include the proper delegation of responsibilities within a clearly defined framework, effective accounting procedures and adequate segregation of duties to ensure an acceptable level of risk. These controls are monitored throughout the company and all employees are required to maintain the highest ethical standards in ensuring the company's business is conducted in a manner that in all reasonable circumstances is above reproach. The focus of risk management in the company is on identifying, assessing, managing and monitoring all known forms of risk across the company. While operating risk cannot be fully eliminated, the company endeavours to minimise it by ensuring that appropriate infrastructure, controls, systems and ethical behaviour are applied and managed within predetermined procedures and constraints.

The directors are of the opinion, based on the information and explanations given by management, that the system of internal control provides reasonable assurance that the financial records may be relied on for the preparation of the financial statements. However, any system of internal financial control can provide only reasonable, and not absolute, assurance against material misstatement or loss.

The directors have reviewed the company's cash flow forecast for the year to 28 February 2022 and, in the light of this review and the current financial position, they are satisfied that the company has or has access to adequate resources to continue in operational existence for the foreseeable future.

The external auditor is responsible for independently auditing and reporting on the company's financial statements. The financial statements have been examined by the company's external auditor and their report is presented on page 8.

The financial statements set out on page 8, which have been prepared on the going concern basis, were approved by the board on 4/8/2021 and were signed on its behalf by:

Approval of financial statements

  
\_\_\_\_\_  
Director

  
\_\_\_\_\_  
Director  
13/8/2021

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Directors' Report

---

The directors have pleasure in submitting their report on the financial statements of Century Manor Home Owners Association NPC and its associates for the year ended 28 February 2021.

### 1. Review of financial results and activities

The financial statements have been prepared in accordance with International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa. The accounting policies have been applied consistently compared to the prior year.

Full details of the financial position, results of operations and cash flows of the company are set out in these financial statements.

### 2. Share capital

The company is incorporated as a Non Profit Company in terms of the Companies Act 71 of 2008.

### 3. Directors

The directors in office at the date of this report are as follows:

#### Directors

S Sibiya  
B Shabangu  
G Tlali  
B Molefe

### 4. Events after the reporting period

The directors are not aware of any material event which occurred after the reporting date and up to the date of this report except for the matters discussed below.

#### Impact of Covid-19

Since 31 December 2019, the spread of the COVID-19 virus has severely impacted most economies around the globe. In many countries, businesses are being forced to cease or limit operations for long or indefinite periods of time. Measures taken to contain the spread of the virus, including travel bans, quarantines, social distancing and closures of non-essential services have triggered significant disruptions to businesses worldwide, resulting in an economic lockdown. Global stock markets have also experienced great volatility and a significant weakening. Government and the South African Reserve Bank have responded with monetary and fiscal interventions to stabilise economic conditions.

The director has determined that these events are non-adjusting events. Accordingly, the financial position and results of operations for the year ended 28 February 2021 have not been adjusted to reflect the impact. The duration and impact of the COVID-19 pandemic, as well the effectiveness of Government and The South African Reserve Bank responses, remain unclear at this time. It is not possible to reliably estimate the duration and severity of these consequences, as well as their impact on the financial performance and financial position of the company for future periods. The director is not aware of any other material event which occurred after the reporting date and up to the date of this report.

### 5. Going concern

The directors believe that the company has adequate financial resources to continue in operation for the foreseeable future and accordingly the financial statements have been prepared on a going concern basis. The directors have satisfied themselves that the company is in a sound financial position and that it has access to sufficient borrowing facilities to meet its foreseeable cash requirements. The directors are not aware of any new material changes that may adversely impact the company. The directors are also not aware of any material noncompliance with statutory requirements or of any pending changes to legislation which may affect the company.

The directors have given due consideration to the potential impact of the Covid-19 pandemic on the company's ability to continue as a going concern. The directors believe that the pandemic will have a temporary impact on the business activities. Notwithstanding these short-term challenges the directors are of the view that the company has sufficient resources to continue as a going concern.

# **Century Manor Home Owners Association NPC**

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## **Directors' Report**

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### **6. Auditors**

Liesl Ansley CA(SA) was the auditor for the year under review and is available for re-appointment should a resolution to that effect be taken by the section owners at the forthcoming annual general meeting.

### **7. Secretary**

The company secretary is Pretor Group (Pty) Ltd.

Business address

262 Rose Avenue  
Doringkloof  
0157



## **Independent Auditor's Report**

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**To the owners of Century Manor Home Owners Association NPC**

### **Opinion**

I have audited the financial statements of Century Manor Home Owners Association NPC (the company) set out on pages 9 to 17, which comprise the statement of financial position as at 28 February 2021, statement of changes in equity and statement of cash flows for the year then ended, and the notes to the financial statements, including a summary of significant accounting policies.

In my opinion, the financial statements present fairly, in all material respects, the financial position of Century Manor Home Owners Association NPC as at 28 February 2021, and its financial performance and cash flows for the year then ended in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa.

### **Basis for Opinion**

I conducted my audit in accordance with International Standards on Auditing. My responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of my report. I am independent of the company in accordance with the Independent Regulatory Board for Auditors' Code of Professional Conduct for Registered Auditors (IRBA Code) and other independence requirements applicable to performing audits of financial statements in South Africa. I have fulfilled my other ethical responsibilities in accordance with the IRBA Code and in accordance with other ethical requirements applicable to performing audits in South Africa. The IRBA Code is consistent with the corresponding sections of the International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (including International Independence Standards). I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.

### **Emphasis of Matter**

I draw attention to Note 13 to the financial statements which deals with subsequent events and specifically the possible effects of the future implications of Covid-19 on Century Manor Home Owners Association NPC's future prospects, performance and cashflows. My opinion is not modified in respect of this matter.

## Independent Auditor's Report

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### Other Information

The directors are responsible for the other information. The other information comprises the information included in the document titled "Century Manor Home Owners Association NPC financial statements for the year ended 28 February 2021", which includes the Directors' Report as required by the Companies Act of South Africa, which I obtained prior to the date of this report. The other information does not include the financial statements and my auditor's report thereon.

My opinion on the financial statements does not cover the other information and I do not express an audit opinion or any form of assurance conclusion thereon.

In connection with my audit of the financial statements, my responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or my knowledge obtained in the audit, or otherwise appears to be materially misstated. If, based on the work I have performed, I conclude that there is a material misstatement of this other information, I am required to report that fact. I have nothing to report in this regard.

### Responsibilities of the Directors for the Financial Statements

The directors are responsible for the preparation and fair presentation of the financial statements in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa, and for such internal control as the directors determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the directors are responsible for assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the directors either intend to liquidate the company or to cease operations, or have no realistic alternative but to do so.

### Auditor's Responsibilities for the Audit of the Financial Statements

My objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes my opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with International Standards on Auditing will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with International Standards on Auditing, I exercise professional judgement and maintain professional scepticism throughout the audit. I also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for my opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the directors.
- Conclude on the appropriateness of the directors' use of the going concern basis of accounting and based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the company's ability to continue as a going concern. If I conclude that a material uncertainty exists, I am required to draw attention in my auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify my opinion. My conclusions are based on the audit evidence obtained up to the date of my auditor's report. However, future events or conditions may cause the company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

## **Independent Auditor's Report**

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I communicate with the directors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that I identify during my audit.



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**Liesl Ansley CA(SA)**  
**Chartered Accountant (SA)**  
**Registered Auditor**

12/08/2021

**6 Kannledood Street**  
**Weltevredenpark**  
**Florida**  
**1709**

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Statement of Financial Position as at 28 February 2021

| Figures in Rand                     | Note(s) | 2021             | 2020           |
|-------------------------------------|---------|------------------|----------------|
| <b>Assets</b>                       |         |                  |                |
| Current Assets                      |         |                  |                |
| Trade and other receivables         | 2       | 250,629          | 75,318         |
| Current tax receivable              |         | 577              | 341            |
| Cash and cash equivalents           | 3       | 761,283          | 467,347        |
|                                     |         | <b>1,012,489</b> | <b>543,006</b> |
| <b>Total Assets</b>                 |         | <b>1,012,489</b> | <b>543,006</b> |
| <b>Equity and Liabilities</b>       |         |                  |                |
| <b>Equity</b>                       |         |                  |                |
| Retained income                     |         | 517,449          | 77,472         |
| <b>Liabilities</b>                  |         |                  |                |
| Current Liabilities                 |         |                  |                |
| Trade and other payables            | 4       | 495,040          | 465,534        |
| <b>Total Equity and Liabilities</b> |         | <b>1,012,489</b> | <b>543,006</b> |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Statement of Comprehensive Income

| Figures in Rand                                       | Note(s) | 2021               | 2020               |
|-------------------------------------------------------|---------|--------------------|--------------------|
| <b>Revenue</b>                                        |         |                    |                    |
| Levies received                                       | 5       | 2,238,751          | 1,681,943          |
| Interest received                                     | 6       | 30,932             | 36,762             |
|                                                       |         | <b>2,269,683</b>   | <b>1,718,705</b>   |
| <b>Other income</b>                                   |         |                    |                    |
| Other income                                          | 7       | 95,200             | (1,000)            |
| Recoveries                                            | 8       | 42,324             | 54,517             |
|                                                       |         | <b>137,524</b>     | <b>53,517</b>      |
| <b>Operating expenses</b>                             |         |                    |                    |
| Auditors remuneration                                 |         | (9,996)            | (9,520)            |
| Bank charges                                          |         | (14,275)           | (13,773)           |
| Consulting fees                                       |         | (22,450)           | (28,175)           |
| Employee costs                                        | 9       | (262,318)          | (268,260)          |
| Entertainment                                         |         | -                  | (20)               |
| Garden                                                | 14      | (38,455)           | (91,923)           |
| Insurance                                             | 12      | (30,636)           | (23,097)           |
| Internet service                                      |         | (3,307)            | (3,225)            |
| Managing agents fees                                  |         | (141,060)          | (130,608)          |
| Motor vehicle consumables                             |         | (1,186)            | -                  |
| Municipal expenses                                    | 15      | (133,112)          | (193,206)          |
| Office expenses                                       |         | (830)              | (850)              |
| Pool                                                  | 17      | (5,574)            | (22,566)           |
| Printing and stationery                               |         | (765)              | (618)              |
| Prior year adjustment                                 |         | -                  | 4,872              |
| Projects                                              | 16      | (52,633)           | (280,286)          |
| Repairs and maintenance                               | 18      | (164,361)          | (145,305)          |
| Secretarial fees                                      |         | (2,592)            | (4,153)            |
| Security                                              | 19      | (1,059,588)        | (889,171)          |
| Tax return fees                                       |         | (2,990)            | (2,875)            |
|                                                       |         | <b>(1,946,128)</b> | <b>(2,102,759)</b> |
| <b>Profit (loss) before taxation</b>                  |         | <b>461,079</b>     | <b>(330,537)</b>   |
| Taxation                                              | 10      | (21,102)           | -                  |
| <b>Profit (loss) for the year</b>                     |         | <b>439,977</b>     | <b>(330,537)</b>   |
| Other comprehensive income                            |         | -                  | -                  |
| <b>Total comprehensive income (loss) for the year</b> |         | <b>439,977</b>     | <b>(330,537)</b>   |

## Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

### Statement of Changes in Equity

| Figures in Rand                                | Retained<br>Income | Total equity     |
|------------------------------------------------|--------------------|------------------|
| <b>Balance at 01 March 2019</b>                | <b>408,009</b>     | <b>408,009</b>   |
| Loss for the year                              | (330,537)          | (330,537)        |
| Other comprehensive income                     | -                  | -                |
| <b>Total comprehensive loss for the year</b>   | <b>(330,537)</b>   | <b>(330,537)</b> |
| <b>Balance at 01 March 2020</b>                | <b>77,472</b>      | <b>77,472</b>    |
| Profit for the year                            | 439,977            | 439,977          |
| Other comprehensive income                     | -                  | -                |
| <b>Total comprehensive income for the year</b> | <b>439,977</b>     | <b>439,977</b>   |
| <b>Balance at 28 February 2021</b>             | <b>517,449</b>     | <b>517,449</b>   |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Statement of Cash Flows

| Figures in Rand                             | Note(s) | 2021           | 2020             |
|---------------------------------------------|---------|----------------|------------------|
| <b>Cash flows from operating activities</b> |         |                |                  |
| Cash generated from (used in) operations    | 11      | 284,342        | (430,858)        |
| Interest income                             |         | 30,932         | 36,762           |
| Tax (paid) received                         |         | (21,338)       | 220              |
| <b>Net cash from operating activities</b>   |         | <b>293,936</b> | <b>(393,876)</b> |
| <b>Total cash movement for the year</b>     |         | <b>293,936</b> | <b>(393,876)</b> |
| Cash at the beginning of the year           |         | 467,347        | 861,223          |
| <b>Total cash at end of the year</b>        | 3       | <b>761,283</b> | <b>467,347</b>   |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Accounting Policies

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### 1. Basis of preparation and summary of significant accounting policies

The financial statements have been prepared on a going concern basis in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities, and the Companies Act of South Africa. The financial statements have been prepared on the historical cost basis, and incorporate the principal accounting policies set out below. They are presented in South African Rands.

These accounting policies are consistent with the previous period.

#### 1.1 Significant judgements and sources of estimation uncertainty

##### Critical judgements in applying accounting policies

Management did not make critical judgements in the application of accounting policies, apart from those involving estimations, which would significantly affect the financial statements.

##### Key sources of estimation uncertainty

The financial statements do not include assets or liabilities whose carrying amounts were determined based on estimations for which there is a significant risk of material adjustments in the following financial year as a result of the key estimation assumptions.

#### 1.2 Financial instruments

##### Initial measurement

Financial instruments are initially measured at the transaction price (including transaction costs except in the initial measurement of financial assets and liabilities that are measured at fair value through profit or loss) unless the arrangement constitutes, in effect, a financing transaction in which case it is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

##### Financial instruments at amortised cost

These include loans, trade receivables and trade payables. Those debt instruments which meet the criteria in section 11.8(b) of the standard, are subsequently measured at amortised cost using the effective interest method. Debt instruments which are classified as current assets or current liabilities are measured at the undiscounted amount of the cash expected to be received or paid, unless the arrangement effectively constitutes a financing transaction.

At each reporting date, the carrying amounts of assets held in this category are reviewed to determine whether there is any objective evidence of impairment. If there is objective evidence, the recoverable amount is estimated and compared with the carrying amount. If the estimated recoverable amount is lower, the carrying amount is reduced to its estimated recoverable amount, and an impairment loss is recognised immediately in profit or loss.

#### 1.3 Tax

##### Tax expenses

The homeowners association is taxed in terms of Section 10(1)(e) of the Income Tax Act, 1962. In terms of this section, levy income and recoveries are fully exempt. All other income is exempt up to a maximum of R50,000 per annum. Therefore, taxation is calculated and provided for on investment income and other income greater than R50,000 per annum less a portion of deductible administrative expenses.

#### 1.4 Revenue

Levies and recoveries are recognised as revenue once owners are invoiced. Ordinary levies are invoiced monthly, based on the proportional amount as per the approved budget. Other recoveries are recognised as and when due by the owners and are disclosed with the expenses to which they relate. When the inflow of cash and cash equivalents is deferred, the fair value of the consideration receivable is the present value of all future receipts using the imputed rate of interest.

Levies have been accounted for on the accrual basis and therefore include outstanding amounts owing by the owners.

Interest is recognised, in profit or loss, using the effective interest rate method.

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Notes to the Financial Statements

| Figures in Rand                       | 2021             | 2020             |
|---------------------------------------|------------------|------------------|
| <b>2. Trade and other receivables</b> |                  |                  |
| Levies receivable                     | 249,339          | 74,028           |
| Municipal deposits                    | 1,290            | 1,290            |
|                                       | <b>250,629</b>   | <b>75,318</b>    |
| <b>3. Cash and cash equivalents</b>   |                  |                  |
| Cash and cash equivalents consist of: |                  |                  |
| Petty cash                            | 5,001            | 5,001            |
| Investment account                    | 489,308          | 159,316          |
| Pretor Group Trust Account            | 266,974          | 303,030          |
|                                       | <b>761,283</b>   | <b>467,347</b>   |
| <b>4. Trade and other payables</b>    |                  |                  |
| Audit fees                            | 19,518           | 9,522            |
| Building deposits                     | 326,100          | 256,100          |
| CSOS levies                           | 3,633            | 2,142            |
| Levies received in advance            | 133,687          | 119,737          |
| Municipal provisions                  | 10,321           | 7,929            |
| Sundry                                | 1,781            | 70,104           |
|                                       | <b>495,040</b>   | <b>465,534</b>   |
| <b>5. Levies received</b>             |                  |                  |
| Levy - Administrative                 | 2,109,675        | 1,571,911        |
| Levy - Building penalty               | 129,076          | 110,032          |
|                                       | <b>2,238,751</b> | <b>1,681,943</b> |
| <b>6. Interest received</b>           |                  |                  |
| Financial institutions                | 11,144           | 23,772           |
| Arrear levies                         | 19,788           | 12,990           |
|                                       | <b>30,932</b>    | <b>36,762</b>    |
| <b>7. Other income</b>                |                  |                  |
| Stand cleaning penalty fee            | 95,200           | -                |
| Rental received - Clubhouse           | -                | (1,000)          |
|                                       | <b>95,200</b>    | <b>(1,000)</b>   |
| <b>8. Recoveries</b>                  |                  |                  |
| Access control                        | 35,064           | 38,377           |
| Cleaning of stands                    | 5,100            | 15,900           |
| Security access cards and tags        | 2,160            | 240              |
|                                       | <b>42,324</b>    | <b>54,517</b>    |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Notes to the Financial Statements

| Figures in Rand                                                                    | 2021           | 2020             |
|------------------------------------------------------------------------------------|----------------|------------------|
| <b>9. Employee cost</b>                                                            |                |                  |
| <b>Employee costs</b>                                                              | 1,684          | 1,616            |
| Admin fees                                                                         | 817            | 766              |
| Overalls and uniforms                                                              | 249,089        | 260,862          |
| Salaries                                                                           | 682            | 602              |
| Staff consumables                                                                  | 189            | 400              |
| Telephone allowance/expense                                                        | 6,064          | 350              |
| Travel allowance                                                                   | 2,497          | 2,437            |
| UIF                                                                                | 1,296          | 1,227            |
| WCA                                                                                | <b>262,318</b> | <b>268,260</b>   |
| <b>10. Taxation</b>                                                                |                |                  |
| <b>Major components of the tax expense</b>                                         |                |                  |
| <b>Current taxation</b>                                                            | 21,102         | -                |
| South African normal tax - year                                                    |                |                  |
| <b>Reconciliation of the tax expense</b>                                           |                |                  |
| Reconciliation between accounting profit and tax expense.                          |                |                  |
|                                                                                    | 461,079        | (330,537)        |
| Accounting profit (loss)                                                           |                |                  |
|                                                                                    | 129,102        | (92,550)         |
| Tax at the applicable tax rate of 28% (2020: 28%)                                  |                |                  |
| <b>Tax effect of adjustments on taxable income</b>                                 |                |                  |
|                                                                                    | (626,850)      | (470,944)        |
| Levy exemption in terms of s10(1)(e)(i) (refer to guide)                           | (14,000)       | (10,013)         |
| Other income exemption (excluding levy) in terms of s10(1)(e)(ii) (refer to guide) | (11,851)       | (15,265)         |
| Recoveries                                                                         | 544,916        | 588,772          |
| Expenses attributable to exempt income - Local                                     | (215)          | -                |
| Allowable deductions                                                               | <b>21,102</b>  | <b>-</b>         |
| <b>11. Cash generated from (used in) operations</b>                                |                |                  |
|                                                                                    | 461,079        | (330,537)        |
| Profit (loss) before taxation                                                      |                |                  |
| <b>Adjustments for:</b>                                                            | (30,932)       | (36,762)         |
| Interest received                                                                  |                |                  |
| <b>Changes in working capital:</b>                                                 | (175,311)      | (19,892)         |
| Trade and other receivables                                                        | 29,506         | (43,667)         |
| Trade and other payables                                                           | <b>284,342</b> | <b>(430,858)</b> |

# Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

## Notes to the Financial Statements

| Figures in Rand                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 2021           | 2020           |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|----------------|
| <b>12. Insurance</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                |                |
| <b>Insurance values</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | 3,386,880      | 3,386,880      |
| Combined policy                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 50,000,000     | 50,000,000     |
| Public liability                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 320,379        | 131,805        |
| All risk                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | 20,000         | 50,000         |
| Money                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                |                |
| <br>Insurance Company - The Hollard Insurance Company Limited                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                |                |
| Insurance Policy Number - PTA/HSTM P/000149827                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                |                |
| Expiry date - 31/10/2021                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                |                |
| <b>13. Events after the reporting period</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                |                |
| The board is aware of the COVID-19 pandemic as well as the country's downgrade to sub-investment grade. The pandemic related events are considered to be adjusting events after the reporting period. There is no immediate concern around going concern. Management has established high-level task teams that are continually assessing and monitoring developments with regard to the disease and at the time of finalising the report, the board is confident that our responses are adequate and the crisis is being continuously monitored to assess the impact on the company. |                |                |
| <b>14. Garden</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | -              | 33,124         |
| Garden equipment                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 23,712         | 46,837         |
| Garden maintenance                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 7,350          | 7,461          |
| Garden service                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 7,393          | 4,500          |
| Stand cleaning                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | <b>38,455</b>  | <b>91,922</b>  |
| <b>15. Municipal expenses</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 3,856          | 4,964          |
| Assessment rates                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 24,375         | 27,984         |
| Electricity                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | -              | 1,175          |
| Interest and admin                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 1,500          | 1,200          |
| Refuse                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | 7,079          | 13,244         |
| Sanitation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | 96,302         | 144,639        |
| Water                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | <b>133,112</b> | <b>193,206</b> |
| <b>16. Projects</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 26,298         | 89,576         |
| Electric fence                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 26,335         | -              |
| Garden                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | -              | 190,710        |
| Security                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <b>52,633</b>  | <b>280,286</b> |
| <b>17. Pool</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                |                |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | -              | 7,027          |
| Pool equipment                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 1,315          | 15,540         |
| Pool maintenance                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 4,259          | -              |
| Pool service                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | <b>5,574</b>   | <b>22,567</b>  |

## Century Manor Home Owners Association NPC

(Registration number: 2006/004534/08)

Financial Statements for the year ended 28 February 2021

### Notes to the Financial Statements

| Figures in Rand                    | 2021             | 2020           |
|------------------------------------|------------------|----------------|
| <b>18. Repairs and maintenance</b> |                  |                |
| Cleaning materials                 | 9,102            | 2,630          |
| Cleaning service                   | 900              | -              |
| Electrical                         | 86,682           | 47,656         |
| Fire equipment                     | 467              | 1,978          |
| General maintenance                | 67,210           | 92,831         |
| Plumbing                           | -                | 210            |
|                                    | <b>164,361</b>   | <b>145,305</b> |
| <b>19. Security</b>                |                  |                |
| Access control                     | 64,086           | 50,952         |
| Equipment                          | 370              | 1,150          |
| Guarding service                   | 908,548          | 735,563        |
| Maintenance                        | 85,922           | 93,820         |
| Telephone                          | 662              | 7,686          |
|                                    | <b>1,059,588</b> | <b>889,171</b> |

Postnet Suite 3  
Private Bag X5  
Strubens Valley  
1735



TEL: 082 451 2155  
FAX: 086 620 0628

Email: [info@lieslansley.co.za](mailto:info@lieslansley.co.za)  
VAT Reg Nr: 4450282324

Pr No: 903652

**Background:**

I completed my studies in December 2005, after which I was appointed as an article clerk at a small firm in Randburg. During my time here, I was involved in a wide range of clients in various different industries. It was here where I first got to deal with the audits of homeowners associations' and bodies corporate.

I passed my qualifying board exams during my time at the firm and also registered with SAICA and IRBA during 2009. I also completed a course in forensic investigations with UNISA during my time at the firm.

I remained at the firm for 10 years up to management position. During 2015 I was offered employment with Ernst & Young in Southampton in the United Kingdom. I worked there for about a year and gained valuable experience in a completely different industry.

Upon my return in 2016, I started my own practice and also performed consultation work for HJ Venter Registered Auditor and assisted them mainly with their HOA's and Bodies corporate during this time. I have been involved with entities in this industry since then.

| Century Manor                               |  |  |
|---------------------------------------------|--|-------------------------------------------------------------------------------------|
| HOA                                         |  |                                                                                     |
| PROPOSED INCOME AND EXPENSES FOR THE PERIOD |  |                                                                                     |

01 Mar 2021 - 28 Feb 2022

## ADMINISTRATIVE FUND BUDGET

|                                   |   | PROPOSED<br>BUDGET | Previous year<br>ACTUAL | BUDGET           |
|-----------------------------------|---|--------------------|-------------------------|------------------|
| <b>TOTAL INCOME</b>               |   | <b>2 056 819</b>   | <b>2 425 386</b>        | <b>2 046 351</b> |
| <b>Levies</b>                     |   | <b>1 992 755</b>   | <b>2 127 853</b>        | <b>1 965 974</b> |
| Levy - Administrative             | 1 | 1 972 489          | 2 109 675               | 1 946 241        |
| Levy - CSOS                       |   | 20 266             | 18 178                  | 19 734           |
| <b>Interest</b>                   |   | <b>24 000</b>      | <b>30 932</b>           | <b>32 000</b>    |
| Interest - Call Account           |   | 10 000             | 11 144                  | 20 000           |
| Interest - Debtor Levies          |   | 14 000             | 19 788                  | 12 000           |
| <b>Sundry Income</b>              |   | <b>-</b>           | <b>226 436</b>          | <b>-</b>         |
| Building Penalty Fee              |   | -                  | 129 076                 | -                |
| Stand Cleaning - Penalty Fee      |   | -                  | 95 200                  | -                |
| Security Access Cards & Tags      |   | -                  | 2 160                   | -                |
| <b>Recoveries</b>                 |   | <b>40 064</b>      | <b>40 164</b>           | <b>48 377</b>    |
| Access Control Recovered          |   | 35 064             | 35 064                  | 38 377           |
| Cleaning of Stands Recovered      |   | 5 000              | 5 100                   | 10 000           |
| <b>Total Expenses</b>             |   | <b>2 021 819</b>   | <b>1 911 673</b>        | <b>2 046 351</b> |
| <b>Municipal Expenses</b>         | 8 | <b>141 774</b>     | <b>133 111</b>          | <b>205 548</b>   |
| Sanitation (City Council)         |   | 7 611              | 7 079                   | 14 291           |
| Electricity (City Council)        |   | 27 042             | 24 375                  | 30 188           |
| Water (City Council)              |   | 102 078            | 96 302                  | 156 026          |
| Assessment Rates (City Council)   |   | 5 043              | 3 856                   | 5 043            |
| Refuse (City Council)             |   | -                  | 1 500                   | -                |
| <b>Repairs and Maintenance</b>    |   | <b>124 000</b>     | <b>164 361</b>          | <b>120 000</b>   |
| R&M: Cleaning Materials           |   | 10 000             | 9 102                   | 5 000            |
| R&M: Cleaning Service             |   | 2 500              | 900                     | 2 500            |
| R&M: Electrical                   |   | 50 000             | 86 682                  | 50 000           |
| R&M: Fire Equipment               |   | 1 500              | 468                     | 2 500            |
| R&M: Maintenance General          |   | 50 000             | 67 210                  | 50 000           |
| R&M: Plumbing                     |   | 10 000             | -                       | 10 000           |
| <b>Garden &amp; Pool Expenses</b> | 2 | <b>101 500</b>     | <b>44 029</b>           | <b>114 472</b>   |
| Garden Service                    |   | 8 500              | 7 350                   | 8 500            |
| Garden Maintenance                |   | 45 000             | 23 712                  | 55 500           |
| Garden Equipment                  |   | 15 000             | -                       | 20 000           |
| Garden Stand Cleaning             |   | 8 000              | 7 393                   | 6 000            |
| Pool Services                     |   | 5 000              | 4 259                   | -                |
| Pool Maintenance                  |   | 15 000             | 1 315                   | 16 472           |
| Pool Equipment                    |   | 5 000              | -                       | 8 000            |
| <b>Motor Vehicle Expenses</b>     |   | <b>10 000</b>      | <b>1 186</b>            | <b>-</b>         |
| Motor Vehicle Consumables         |   | 10 000             | 1 186                   | -                |
| <b>Security Expenses</b>          | 3 | <b>1 059 650</b>   | <b>994 840</b>          | <b>975 481</b>   |

|                                                    |          |                            |                                        |                |
|----------------------------------------------------|----------|----------------------------|----------------------------------------|----------------|
| Security: Guarding Service                         |          | 959 650                    | 908 548                                | 862 279        |
| Security: Maintenance                              |          | 100 000                    | 85 922                                 | 103 202        |
| Security: Equipment                                |          | -                          | 370                                    | 10 000         |
| <b>Office Expenses</b>                             |          | <b>6 300</b>               | <b>830</b>                             | <b>6 500</b>   |
| Equipment: Office - Desk/Table/Cupboard            |          | 2 500                      | 830                                    | 2 500          |
| Equipment: Kitchen - Fridge/Microwave/Kettle       |          | 800                        | -                                      | 1 000          |
| Equipment - IT                                     |          | 1 500                      | -                                      | 1 500          |
| Equipment - Consumables                            |          | 1 500                      | -                                      | 1 500          |
| <b>Insurance</b>                                   | <b>7</b> | <b>31 632</b>              | <b>30 636</b>                          | <b>30 666</b>  |
| Insurance Premium                                  |          | 31 632                     | 30 636                                 | 30 666         |
| <b>Communication</b>                               | <b>5</b> | <b>73 790</b>              | <b>68 054</b>                          | <b>68 456</b>  |
| Access Control                                     |          | 67 290                     | 64 086                                 | 54 456         |
| Internet Service                                   |          | 5 000                      | 3 307                                  | 5 000          |
| Telephone                                          |          | 1 500                      | 661                                    | 9 000          |
| <b>Salaries, Wages &amp; Contributions</b>         | <b>6</b> | <b>232 189</b>             | <b>262 318</b>                         | <b>278 740</b> |
| Salaries                                           |          | 224 886                    | 249 089                                | 272 175        |
| Travel Allowance/Expenses                          |          | -                          | 6 064                                  | -              |
| Telephone Allowance/Expense                        |          | -                          | 189                                    | -              |
| UIF                                                |          | 2 137                      | 2 497                                  | 2 552          |
| Admin Fees: Salaries                               |          | 1 740                      | 1 684                                  | 1 664          |
| Staff Consumables                                  |          | 1 000                      | 682                                    | 1 000          |
| Overalls & Uniforms                                |          | 1 000                      | 817                                    | -              |
| Workmens Compensation                              |          | 1 426                      | 1 296                                  | 1 350          |
| <b>Management &amp; Admin Expenses</b>             |          | <b>190 205</b>             | <b>174 278</b>                         | <b>189 893</b> |
| Management Fees                                    |          | 152 340                    | 141 060                                | 141 060        |
| Bank Charges                                       |          | 14 599                     | 13 556                                 | 14 599         |
| Fees: Investment Account & Paywallet               |          | 1 000                      | 719                                    | -              |
| Donations/Affiliations/Subscriptions/Licenses      |          | -                          | -                                      | 12 000         |
| Printing & Stationery                              |          | 2 000                      | 765                                    | 2 500          |
| CSOS Levy                                          |          | 20 266                     | 18 178                                 | 19 734         |
| <b>Professional Fees</b>                           |          | <b>50 779</b>              | <b>38 028</b>                          | <b>56 595</b>  |
| Audit fees Current Year                            |          | 9 231                      | 9 996                                  | 8 547          |
| Architect Fees                                     |          | -                          | -                                      | 5 000          |
| Consulting Fees                                    |          | 30 000                     | 22 450                                 | 30 000         |
| Legal Fees                                         |          | 5 000                      | -                                      | 5 000          |
| Tax Return Fees                                    |          | 3 048                      | 2 990                                  | 3 048          |
| Secretarial Fees                                   |          | 3 500                      | 2 592                                  | 5 000          |
| <b>TAXATION AND EXTRAORDINARY ITEMS</b>            |          | <b>-</b>                   | <b>21 102</b>                          | <b>-</b>       |
| <b>Taxation</b>                                    |          | <b>-</b>                   | <b>21 102</b>                          | <b>-</b>       |
| Normal taxation Current Year                       |          | -                          | 21 102                                 | -              |
| <b>PROVISION FOR GROWTH OF ADMINISTRATIVE FUND</b> |          | <b>35 000</b>              | <b>492 611</b>                         | <b>-</b>       |
| <b>RESERVE FUND BUDGET</b>                         |          | <b>PROPOSED<br/>BUDGET</b> | <b>Previous year<br/>ACTUAL BUDGET</b> |                |

|                                                                        |            |           |   |
|------------------------------------------------------------------------|------------|-----------|---|
| <b>ANTICIPATED RESERVE FUND BALANCE AT BEGINNING OF FINANCIAL YEAR</b> | -          | -         | - |
| <b>Funds Transferred From Administrative Fund</b>                      | -          | -         | - |
| <b>Funds To Be Utilised From Current Reserve Fund Balance</b>          | -          | -         | - |
| <b>Total Reserve Fund Levy</b>                                         | 100 000    | -         | - |
| Levy As Per Long Term Maintenance Plan                                 | 100 000    | -         | - |
| Additional Reserve Fund Levy                                           | -          | -         | - |
| Reserve Fund Fees                                                      | -          | -         | - |
| <b>Interest - Reserve Fund Call Account</b>                            | -          | -         | - |
| <b>Maintenance Repair And Replacement Projects</b>                     | ( 100 000) | ( 52 633) | - |
| Project: Electric Fence / CCTV / Landscaping                           | -          | ( 26 298) | - |
| Project: Garden                                                        | -          | ( 26 335) | - |
| Project: Roads, Parks and Pools                                        | ( 100 000) | -         | - |
| <b>ANTICIPATED RESERVE FUND BALANCE AT END OF FINANCIAL YEAR</b>       | -          | -         | - |

Anticipated reserve fund balance at year end is less than the budgeted total annual levies which will require you to contribute an additional net amount to the reserve fund in next years budget.

| Century Manor |             |    |             |
|---------------|-------------|----|-------------|
| HOA           |             |    |             |
| From          | 01 Mar 2021 | To | 28 Feb 2022 |



### NOTE

#### **1 Income: Levy**

|             |   |             | Increase    |         | Month |           |
|-------------|---|-------------|-------------|---------|-------|-----------|
| 01 Mar 2021 | - | 30 Sep 2021 |             | 167 452 | 7     | 1 172 164 |
| 01 Oct 2021 | - | 28 Feb 2022 | Increase of | -4.38%  | 5     | 800 610   |
|             |   |             |             |         |       | 1 972 774 |

### EXPENSES

#### **3 Security: Guarding Service**

Protea

|             |   |             |  |        |   |         |
|-------------|---|-------------|--|--------|---|---------|
| 01 Mar 2021 | - | 31 May 2021 |  | 75 712 | 3 | 227 136 |
| 01 Jun 2021 | - | 28 Feb 2022 |  | 7.5%   | 9 | 732 514 |
|             |   |             |  |        |   | 959 650 |

#### **5 Access Control**

Click On Communications

|             |   |             |  |    |    |        |
|-------------|---|-------------|--|----|----|--------|
| 01 Mar 2021 | - | 28 Feb 2022 |  | 5% | 12 | 67 290 |
|             |   |             |  |    |    | 67 290 |

#### **6 SALARIES**

Estate Manager

Ronald Sakkie Buthelezi

|             |   |             |  |   |    |         |
|-------------|---|-------------|--|---|----|---------|
| 01 May 2021 | - | 28 Feb 2022 |  | % | 10 | 130 000 |
|             |   |             |  |   |    | 130 000 |

Worker

Rm Mokonyane

|             |   |             |  |    |   |        |
|-------------|---|-------------|--|----|---|--------|
| 01 Mar 2021 | - | 31 May 2021 |  |    | 3 | 2 781  |
| 01 Jun 2021 | - | 28 Feb 2022 |  | 6% | 9 | 8 847  |
|             |   |             |  |    |   | 11 628 |

Gardener

W Matarira

|             |   |             |  |    |   |        |
|-------------|---|-------------|--|----|---|--------|
| 01 Mar 2021 | - | 31 May 2021 |  |    | 3 | 15 282 |
| 01 Jun 2021 | - | 28 Feb 2022 |  | 6% | 9 | 48 600 |
|             |   |             |  |    |   | 63 882 |

Provisions & Contributions

UIF

Bonus

Workers Compensation

Provision for Relief Worker

|        |
|--------|
| 2 137  |
| 19 383 |
| 1 426  |
| 22 946 |

Combined : Common Property

|             |   |             |         |           |    |       |
|-------------|---|-------------|---------|-----------|----|-------|
| 01 Mar 2021 | - | 28 Feb 2022 | 0.3531% | 2 160 000 | 12 | 7 627 |
|             |   |             |         |           |    | 7 627 |

Fidelity Insurance / Commercial Crime

|             |   |             |      |           |    |       |
|-------------|---|-------------|------|-----------|----|-------|
| 01 Mar 2021 | - | 28 Feb 2022 | 0.3% | 1 141 990 | 12 | 3 426 |
|             |   |             |      |           |    | 3 426 |

Business : All Risks

|             |   |             |      |         |    |        |
|-------------|---|-------------|------|---------|----|--------|
| 01 Mar 2021 | - | 28 Feb 2022 | 5.2% | 320 379 | 12 | 16 660 |
|             |   |             |      |         |    | 16 660 |

All Risk Items

Electric Fencing/Gate Motors/Booms

6 X Solar Lights

Garden Equipment & Tools

Ride On Mower 14Hp

Cctv

Diesel Generator 11Kva

|          |
|----------|
| 69300.00 |
| 84883.80 |
| 10000.00 |
| 31625.00 |
| 48506.00 |
| 72065.00 |

**SASRIA**

01 Mar 2021 - 28 Feb 2022

0.0036%

16

191

**Broker Admin Fee**

2 858

**8 MUNICIPAL EXPENSES****Sanitation (City Council)****Tshwane**

01 Mar 2021 - 31 May 2021

01 Jun 2021 - 28 Feb 2022

10%

590

649

3

9

1 770

5 841

7 611

**Electricity (City Council)****Tshwane**

01 Mar 2021 - 31 May 2021

01 Jun 2021 - 28 Feb 2022

14.59%

2 031

2 328

3

9

6 094

20 948

27 042

**Water (City Council)****Tshwane**

01 Mar 2021 - 31 May 2021

01 Jun 2021 - 28 Feb 2022

8%

8 025

8 667

3

9

24 075

78 003

102 078

**10 TAXATION****Taxable Income Accounts**

Interest - Call Account

10 000

Interest - Debtor Levies

14 000

**Calculation of percentage allowable expenses deductible from taxable income:**Total Income X 100

Taxable Income

-

Total Income

Total Income

2 056 819

.00%

**Allowable Expenses Deductible - Taxable Income - VAT Inclusive**

Audit Fee

9 231

Bank Charges

14 599

Total

23 830

X

.00%

-

**Calculation of Tax**

Taxable Income

-

Deduction: Allowable Expenses

-

Taxable Amount

-

Taxation Thereon

@

28.00%

-

| Century Manor                        |                                                   |  |
|--------------------------------------|---------------------------------------------------|-------------------------------------------------------------------------------------|
| HOA                                  |                                                   |                                                                                     |
| ADMIN LEVY INCREASE DATE 01 Oct 2021 | RESERVE FUND LEVY START/INCREASE DATE 01 Oct 2021 |                                                                                     |
|                                      | RESERVE FUND LEVY END DATE                        |                                                                                     |

| Section Number | Extent Sqm | Participation Quota | Current Levy | Admin Levy | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY |
|----------------|------------|---------------------|--------------|------------|---------------------------|-------------------|------------------------------|------------|
| 3461           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3462           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3463           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3464           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3465           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3466           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3467           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3468           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3469           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3470           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3471           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3472           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3473           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3474           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3475           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3476           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3477           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3478           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3479           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3480           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3481           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3482           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3483           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3484           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3485           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |

| Section Number | Extent Sqm | Participation Quota | Current Levy | Admin Levy | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY |
|----------------|------------|---------------------|--------------|------------|---------------------------|-------------------|------------------------------|------------|
| 3486           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3487           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3488           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3489           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3490           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3491           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3492           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3493           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3494           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3495           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3496           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3497           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3498           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3499           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3500           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3501           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3502           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3503           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3504           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3505           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3506           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3507           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3508           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3509           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3510           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3511           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3512           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3513           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3514           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3515           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |

| Section Number | Extent Sqm | Participation Quota | Current Levy | Admin Levy | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY |
|----------------|------------|---------------------|--------------|------------|---------------------------|-------------------|------------------------------|------------|
| 3516           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3517           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3518           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3519           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3520           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3521           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3522           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3523           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3524           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3525           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3526           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3527           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3528           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3529           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3530           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3531           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3532           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3533           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3534           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3535           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3536           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3537           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3538           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3539           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3540           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3541           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3542           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3543           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3544           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3545           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |

| Section Number | Extent Sqm | Participation Quota | Current Levy | Admin Levy | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY |
|----------------|------------|---------------------|--------------|------------|---------------------------|-------------------|------------------------------|------------|
| 3546           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3547           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3548           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3549           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3550           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3551           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3552           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3553           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3554           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3555           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3556           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3557           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3558           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3559           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3560           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3561           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3562           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3563           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3564           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3565           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3566           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3567           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3568           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3569           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3570           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3571           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3572           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3573           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3574           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3575           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |

| Section Number | Extent Sqm | Participation Quota | Current Levy | Admin Levy | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY |
|----------------|------------|---------------------|--------------|------------|---------------------------|-------------------|------------------------------|------------|
| 3576           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3577           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3578           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3579           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3580           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3581           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3582           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3583           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3584           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3585           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3586           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3587           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3588           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3589           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3590           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3591           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3592           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3593           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3594           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3595           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3596           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3597           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3598           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3599           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3600           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3601           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3602           | 1          | 0.3111              | 1 252        | 498        |                           | 62                | -                            | 560.00     |
| 3603           | 2          | 0.7719              | 1 252        | 1 236      |                           | 154               | Community Schemes Levy 14.72 | 1 404.72   |
| 3604           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |
| 3605           | 1          | 0.3111              | 505          | 498        |                           | 62                | -                            | 560.00     |

| Section Number | Extent Sqm | Participation Quota | Current Levy   | Admin Levy     | Current Reserve Fund Levy | Reserve Fund Levy | Other Charges                | TOTAL LEVY        |
|----------------|------------|---------------------|----------------|----------------|---------------------------|-------------------|------------------------------|-------------------|
| 3606           | 1          | 0.3111              | 505            | 498            |                           | 62                | -                            | 560.00            |
| 3607           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3608           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3609           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3610           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3611           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3612           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3613           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3614           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3615           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3616           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3617           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3618           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3619           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| 3620           | 2          | 0.7719              | 1 252          | 1 236          |                           | 154               | Community Schemes Levy 14.72 | 1 404.72          |
| <b>Total</b>   | <b>321</b> | <b>100.0032</b>     | <b>167 452</b> | <b>160 122</b> |                           | <b>19 948</b>     | <b>1 604.48</b>              | <b>181 674.48</b> |

|                            |               |                                   |                |                            |              |
|----------------------------|---------------|-----------------------------------|----------------|----------------------------|--------------|
| <b>ADMIN LEVY INCREASE</b> | <b>-4.38%</b> | <b>RESERVE FUND LEVY INCREASE</b> | <b>100.00%</b> | <b>TOTAL LEVY INCREASE</b> | <b>7.54%</b> |
|----------------------------|---------------|-----------------------------------|----------------|----------------------------|--------------|

\* Please take note that the new CSOS levy shown above will only be raised from the levy increase (01 Oct 2021). Before this date, the old CSOS levy will apply.

# REPLACEMENT VALUE SCHEDULE

## Century Manor HOA

Rate per square metre: R 0,00



| Account Number | Section Number | Door Number | Last Name                | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|--------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03461A     | 3461           | 3461        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03462C     | 3462           | 3462        | NKWANE                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03463B     | 3463           | 3463        | SOCIKWA                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03464B     | 3464           | 3464        | CHOKOE                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03465A     | 3465           | 3465        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03466B     | 3466           | 3466        | DE SMIDT                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03467C     | 3467           | 3467        | SHADRACK & SHADRACK(ARR) |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03468A     | 3468           | 3468        | BALOYI                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03469B     | 3469           | 3469        | ZULU(ARR)                |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03470B     | 3470           | 3470        | PHAKOAGO                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03471A     | 3471           | 3471        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03472B     | 3472           | 3472        | MULIBANA                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03473C     | 3473           | 3473        | NDLOVHU & MASHAPA        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03474B     | 3474           | 3474        | MOGOBA                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03475B     | 3475           | 3475        | SIBIYA                   |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03476B     | 3476           | 3476        | OKHUEGBE & NKOSI         |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03477D     | 3477           | 3477        | MORIFI & MORIFI (ARR)    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03478E     | 3478           | 3478        | MNGWEVU(*S/N)            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03479B     | 3479           | 3479        | MVULANE                  |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03480B     | 3480           | 3480        | OBI                      |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03481B     | 3481           | 3481        | TSWAI                    |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03482A     | 3482           | 3482        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name              | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03483B     | 3483           | 3483        | ZONDO                  |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03484B     | 3484           | 3484        | MUDAU                  |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03485B     | 3485           | 3485        | MOKONE                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03486C     | 3486           | 3486        | LOUW                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03487A     | 3487           | 3487        | JR 209 INVESTMENTS     |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03488B     | 3488           | 3488        | REMBULUWANIN & MAGWETE |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03489B     | 3489           | 3489        | NGWATWANE & NGWATWANE  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03490C     | 3490           | 3490        | NORTJE & NORTJE        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03491B     | 3491           | 3491        | MASETLOA               |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03492B     | 3492           | 3492        | MBULAYENI (*09/21)     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03493B     | 3493           | 3493        | MOLATJANE              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03494B     | 3494           | 3494        | HLATSHWAYO             |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03495C     | 3495           | 3495        | MADUNA                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03496C     | 3496           | 3496        | MABASA & MASHA         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03497B     | 3497           | 3497        | TSHIKOTSHI             |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03498B     | 3498           | 3498        | BOEMO                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03499B     | 3499           | 3499        | KUTAMA & KUTAMA        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03500C     | 3500           | 3500        | MYBURGH (*05/20)       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03501D     | 3501           | 3501        | MOLOKO & MOLOKO(ARR)   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03502B     | 3502           | 3502        | RAMANYIMI              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03503A     | 3503           | 3503        | JR 209 INVESTMENTS     |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03504A     | 3504           | 3504        | JR 209 INVESTMENTS     |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03505B     | 3505           | 3505        | BALOYI                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03506B     | 3506           | 3506        | MOLEFE                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03507B     | 3507           | 3507        | RAPHADANA              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03508B     | 3508           | 3508        | RALEPELLE              |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name                | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|--------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03509B     | 3509           | 3509        | SHIBAMBU (DIPUTE)        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03510B     | 3510           | 3510        | THWALA                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03511A     | 3511           | 3511        | POSTHUMA                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03512C     | 3512           | 3512        | COTTY                    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03513A     | 3513           | 3513        | SWART                    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03514B     | 3514           | 3514        | SEEMELA(*S/N)            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03515B     | 3515           | 3515        | GUNES                    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03516C     | 3516           | 3516        | DR P NGWATA & ASSOCIATES |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03517B     | 3517           | 3517        | MATHEBULA(H/O)           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03518B     | 3518           | 3518        | MEMANI                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03519B     | 3519           | 3519        | MURULANA                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03520B     | 3520           | 3520        | SIBIYA                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03521A     | 3521           | 3521        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03522A     | 3522           | 3522        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03523A     | 3523           | 3523        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03524B     | 3524           | 3524        | SURJU                    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03525A     | 3525           | 3525        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03526A     | 3526           | 3526        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03527C     | 3527           | 3527        | MALUTA & INVESTMENTS     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03528C     | 3528           | 3528        | COVELLI & GORDON         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03529B     | 3529           | 3529        | MOKOENA                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03530A     | 3530           | 3530        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03531A     | 3531           | 3531        | JR 209 INVESTMENTS       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03532B     | 3532           | 3532        | LETSOALO                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03533C     | 3533           | 3533        | NYALUNGU (ARR)           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name                     | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|-------------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03534A     | 3534           | 3534        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03535A     | 3535           | 3535        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03536D     | 3536           | 3536        | MASHIMBYE & MASHIMBYE         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03537A     | 3537           | 3537        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03538A     | 3538           | 3538        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03539A     | 3539           | 3539        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03540B     | 3540           | 3540        | MABUSELA TSOKOTLA DONALD(H/O) |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03541C     | 3541           | 3541        | VAN ZYL                       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03542A     | 3542           | 3542        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03543D     | 3543           | 3543        | MUDAU                         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03544A     | 3544           | 3544        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03545A     | 3545           | 3545        | JR 209 INVESTMENTS            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03546B     | 3546           | 3546        | MAKARINGE (*10/21)            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03547A     | 3547           | 3547        | SHABANGU                      |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03548B     | 3548           | 3548        | MOJA                          |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03549B     | 3549           | 3549        | NGOEPE                        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03550C     | 3550           | 3550        | PHORA                         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03551B     | 3551           | 3551        | THINDWA                       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03552B     | 3552           | 3552        | MAMOGALE                      |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03553B     | 3553           | 3553        | MAPHOLI                       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03554B     | 3554           | 3554        | MANGANYI & CHAUKE-MANGANYI    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03555B     | 3555           | 3555        | MKHONTO                       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03556E     | 3556           | 3556        | MESO & RAMBAU                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name               | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|-------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03557B     | 3557           | 3557        | MASHEGO                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03558B     | 3558           | 3558        | SIAVHE                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03559A     | 3559           | 3559        | JR 209 INVESTMENTS      |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03560B     | 3560           | 3560        | MOCHE                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03561C     | 3561           | 3561        | PIENAAR                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03562C     | 3562           | 3562        | BLACKADDER & COETZER    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03563B     | 3563           | 3563        | PETA FAMILY TRUST       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03564C     | 3564           | 3564        | VAN LIENDEN             |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03565B     | 3565           | 3565        | THOTHELA                |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03566E     | 3566           | 3566        | KHUMALO & KHUMALO       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03567B     | 3567           | 3567        | MOTLHABI (MOKOENA)      |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03568B     | 3568           | 3568        | MUNDHLULI               |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03569B     | 3569           | 3569        | SETHOGA                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03570A     | 3570           | 3570        | JR 209 INVESTMENTS      |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03571B     | 3571           | 3571        | MTHOMBENI & MNISI       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03572B     | 3572           | 3572        | MASHALA                 |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03573B     | 3573           | 3573        | TLOLANE LEGAL COSTS     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03574C     | 3574           | 3574        | THESHNE KISTEN TRUST    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03575B     | 3575           | 3575        | NEMAGUVHUNI             |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03576C     | 3576           | 3576        | SEKOWE                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03577B     | 3577           | 3577        | MAEPA                   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03578B     | 3578           | 3578        | NETSHIMBUPFE            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03579B     | 3579           | 3579        | NKUTSHWEU               |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03580C     | 3580           | 3580        | NETSHISHIVHE & MTSHWENI |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03581D     | 3581           | 3581        | MAAKE & MAAKE           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name                           | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|-------------------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03582B     | 3582           | 3582        | JACK                                |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03583A     | 3583           | 3583        | VIMUDA FAMILY TRUST                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03584B     | 3584           | 3584        | HIDENSITY CONSTRUCTION CC           |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03585B     | 3585           | 3585        | MALANGE & MOLAMU                    |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03586D     | 3586           | 3586        | SHIKHATHI                           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03587B     | 3587           | 3587        | LAACA                               |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03588C     | 3588           | 3588        | MACINGWANE                          |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03589B     | 3589           | 3589        | SIBANYONI                           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03590B     | 3590           | 3590        | BINASE                              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03591B     | 3591           | 3591        | MAKGATO                             |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03592C     | 3592           | 3592        | PITSI                               |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03593B     | 3593           | 3593        | NQINI                               |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03594B     | 3594           | 3594        | MALULEKE & MIYA                     |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03595C     | 3595           | 3595        | UBO TRAD (PTY) LTD (REG 17/03/2021) |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03596E     | 3596           | 3596        | MOLOKOMME                           |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03597B     | 3597           | 3597        | MADUNGANDABA                        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03598B     | 3598           | 3598        | MAVHUNGU                            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03599B     | 3599           | 3599        | MASIPA(*S/N)                        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03600B     | 3600           | 3600        | RAMARU                              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03601B     | 3601           | 3601        | MADUMO & MADUMO (CSOS)              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03602B     | 3602           | 3602        | BALOYI (*S/N)                       |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03603B     | 3603           | 3603        | NETSHISWINZHE                       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03604B     | 3604           | 3604        | SETSHEDI                            |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03605B     | 3605           | 3605        | MBATHA                              |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03606B     | 3606           | 3606        | LEM-JIM FAMILY TRUST                |             | 1,00            | 0,31 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name                         | Bond Holder | Square Meterage | PQ   | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|-----------------------------------|-------------|-----------------|------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR03607B     | 3607           | 3607        | MOKOKA                            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03608B     | 3608           | 3608        | TLALI(H/O)                        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03609B     | 3609           | 3609        | VEZI                              |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03610B     | 3610           | 3610        | MATSEPANE                         |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03611B     | 3611           | 3611        | NTLOKO                            |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03612C     | 3612           | 3612        | MMEKWA & MAGALEFA                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03613B     | 3613           | 3613        | MAVUSO & MLENZANE                 |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03614B     | 3614           | 3614        | HOLTZHAUSEN                       |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03615B     | 3615           | 3615        | KUNENE (H/O) (*10/21)             |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03616C     | 3616           | 3616        | MANZINI & MABUNDZA                |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03617D     | 3617           | 3617        | BENNKANU INVESTMENTS (H/O)        |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03618B     | 3618           | 3618        | LANGERAK                          |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03619B     | 3619           | 3619        | MBALATI(ON HOLD DISPUTE)          |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03620D     | 3620           | 3620        | MANICK & NAICKER                  |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR03621A     | 3621           | 3621        | JR 209 INVESTMENTS (M&T SECURITY) |             | ,00             | 0,00 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3500AA     | 3500A          | 3500A       | MYBURGH(*S/N)                     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3500BA     | 3500B          | 3500B       | MYBURGH(*S/N)                     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3500CA     | 3500C          | 3500C       | MYBURGH(*S/N)                     |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595AA     | 3595A          | 3595A       | UBO TRAD (PTY) LTD ( PORTION 0)   |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595BA     | 3595B          | 3595B       | UBO TRAD (PTY) LTD (PORTION 1)    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595CA     | 3595C          | 3595C       | UBO TRAD (PTY) LTD (PORTION 2)    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595DA     | 3595D          | 3595D       | UBO TRAD (PTY) LTD (PORTION 3)    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595EA     | 3595E          | 3595E       | UBO TRAD (PTY) LTD (PORTION 4)    |             | 2,48            | 0,77 | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |

| Account Number | Section Number | Door Number | Last Name                        | Bond Holder | Square Meterage | PQ     | AGM Approved Sum Insured | Additional Sum Requested | Owner Specified Items | Total Additional Sum Insured | Total Replacement Value | Owner Specified Items | Premium on Additional Value | Premium on Specified Items | Total Additional Premium Owner |
|----------------|----------------|-------------|----------------------------------|-------------|-----------------|--------|--------------------------|--------------------------|-----------------------|------------------------------|-------------------------|-----------------------|-----------------------------|----------------------------|--------------------------------|
| BCMR3595FA     | 3595F          | 3595F       | UBO TRAD (PTY) LTD (PORTION 5)   |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595GA     | 3595G          | 3595G       | LEHLOGONOLO                      |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595HA     | 3595H          | 3595H       | UBO TRAD (PTY) LTD (PORTION 7)   |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595IA     | 3595I          | 3595I       | ORNAMENT                         |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595JA     | 3595J          | 3595J       | UBO TRAD (PTY) LTD (PORTION 9)   |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595KA     | 3595K          | 3595K       | ANNA                             |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595LA     | 3595L          | 3595L       | BARNES                           |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595MA     | 3595M          | 3595M       | UBO TRAD (PTY) LTD (PORTION 12)  |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595NA     | 3595N          | 3595N       | ZABCOR PTY LTD                   |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595OA     | 3595O          | 3595O       | LUVHENG CONSULTING ENGINEERS CC  |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595PA     | 3595P          | 3595P       | SKOSANA DUDU RITTAH              |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
| BCMR3595QA     | 3595Q          | 3595Q       | UBO TRADING PTY LTD (PORTION 16) |             | 2,48            | 0,77   | 0                        | 0                        | 0                     | 0                            | 0                       | No                    | 0,00                        | 0,00                       | 0,00                           |
|                |                |             |                                  |             | 370,92          | 115,44 | 0                        | 0                        | 0                     | 0                            | 0                       |                       |                             |                            | 0,00                           |

**CENTURY MANOR HOA**

**SUMMARY OF BENEFITS - HOLLARD INSURANCE**

**PTA/HSTM P/000149827**

**2021/08/17**

|                                                               |                                                       |
|---------------------------------------------------------------|-------------------------------------------------------|
| Residential current rate per sqm                              | R 0.00                                                |
| Residential Sum insured                                       | R 0.00                                                |
| Additional Sum insured                                        | R 0.00                                                |
| Common property                                               | R 2 160 000.00                                        |
| Total Buildings Combined                                      | R 2 160 000.00                                        |
| Escalation - 12%                                              | R 259 200.00                                          |
| Inflation - 10%                                               | R 241 920.00                                          |
| Loss of Rental - 30%                                          | R 725 760.00                                          |
| Subsidence & Landslip                                         | Limited cover                                         |
| Specified Risks                                               |                                                       |
| ELECTRIC FENCING/GATE MOTORS/BOOMS                            | R 69 300.00                                           |
| GARDEN EQUIPMENT & TOOLS                                      | R 10 000.00                                           |
| CCTV (R48506) & RIDE ON MOWER 14HP (R31625)                   | R 80 131.00                                           |
| ACER A315 NOTEBOOK                                            | R 3 999.00                                            |
| 6 X SOLAR LIGHTS (R8488.80) & DIESEL GENERATOR 11KVA (R72065) | R 156 948.80                                          |
| 0                                                             | R 0.00                                                |
| 0                                                             | R 0.00                                                |
| All Building Glass                                            | Incorporated in Building Combined section             |
| Theft of Internal/External fixtures & fittings                | Incorporated in Building Combined section             |
| Power Surge                                                   | R 100 000.00                                          |
| Public Liability                                              | R 50 000 000                                          |
| Trustees Indemnity                                            | R 5 000 000                                           |
| Employers Liability                                           | R 10 000 000                                          |
| Accidental Damage                                             | R 250 000 / R 30 000 for articles of a brittle nature |
| Fidelity Guarantee/Commercial Crime                           | R 150 000                                             |
| Additional Fidelity                                           | R 636 928                                             |
| Total Fidelity                                                | R 786 928                                             |
| Machinery Breakdown                                           | R 75 000                                              |
| Office Contents                                               | R 150 000                                             |
| Money                                                         | R 50 000                                              |
| Claims Preparation Costs                                      | R 50 000                                              |
| Garden Landscaping                                            | R 10 000                                              |
| Security Services                                             | R500 per shift with max value R 15,000 per event      |
| Residence Locks and Keys                                      | R 5,000                                               |
| Leak detection in association with water damage               | R 5,000 any one incident                              |
| Home Modifications                                            | R 10 000                                              |
| Accommodation for live in domestic employees:                 | R 15 000                                              |
| Accommodation for Domestic Pets                               | R 2 500                                               |
| Cleaning and Maintenance Equipment                            | R 20 000                                              |
| Loss of Water                                                 | R 5 000                                               |
| Replacement Geyser excess                                     | R 1 500                                               |
| Geyser Maintenance excess                                     | R 250                                                 |
| No of Geysers:                                                | 0                                                     |
| Geyser limits:                                                |                                                       |
| Up to 100 litre                                               | R 7 200.00                                            |
| 150 litre                                                     | R 7 500.00                                            |
| 200 litre                                                     | R 9 400.00                                            |
| 250 to 300 litre                                              | R 11 700.00                                           |
|                                                               | R 0.00                                                |
| Geyser component cover                                        | R 1 500 per unit per annum                            |
| Sasria is automatically included                              |                                                       |