

Reference to previous Title

GL 39260



No. 39268

FIJI

CERTIFICATE OF TITLE

BENJAMIN SAMUEL LANYON

of Vatudumu, Salu Lake, Savusavu, Land Developer

Pursuant to Request No. 721589 now proprietor

subject to the provisions and reservations contained in Grant

No. 612 and subject to such leases mortgages and encumbrances as are

notified by memorial underwritten or endorsed hereon of part of

31647

that piece of land known as "Vatudumu" and containing
Three thousand six hundred and forty six square metres

be the same a little more or less and situate in the Province

of Cakaudrove in the Island of Vanua Levu and being

Suva 22nd July, 2009

Lot 18
DP 9422

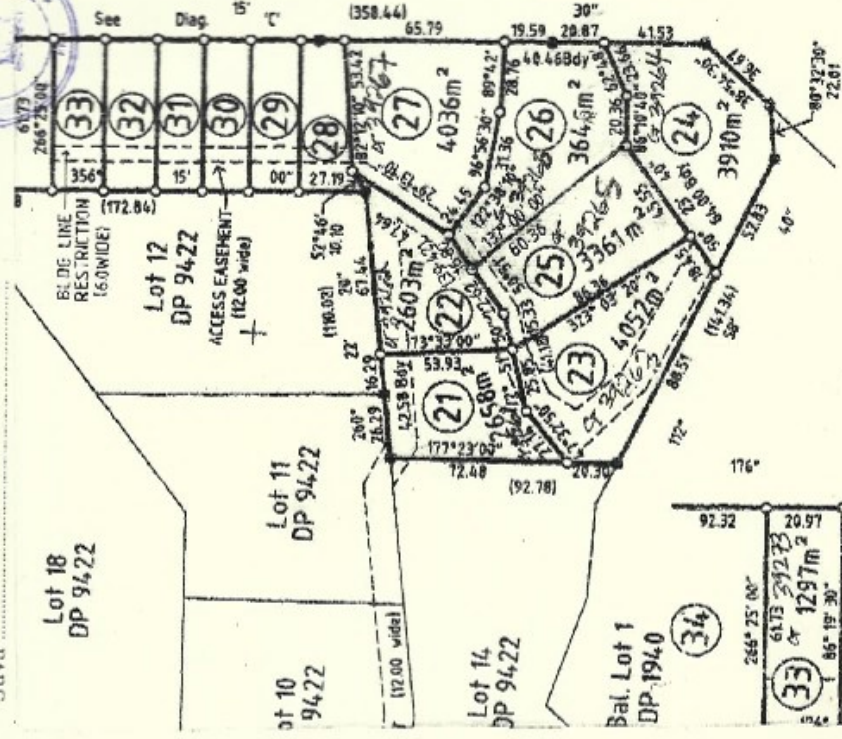
Lot 11
DP 9422

Lot 10
DP 9422

Lot 14
DP 9422

Bal. Lot 1
DP 1940

Bal. Lot 2
DP 1940



Registrar of Titles.

Scale chains per inch. All measurements are in links.

FIJI

[See over]



LANDPROP VALUATIONS & CONSULTANCY SERVICES



Property Valuations: Property Management; Property Leasing; Property Development;
Office: Neel Field Estate, Legalega, Nadi
MOB: 2980705/ 8677591, E-MAIL: valuationlandprop@gmail.com

1st August 2023.

TO WHOM IT MAY CONCERN

Dear Sir,

**RE: VALUATION AND REPORT OF RESIDENTIAL PROPERTY
CERTIFICATE OF TITLE NO: 39266 LOT 26 DP 9960 VATUDAMU
OFF HIBISCUS HIGHWAY, SALT LAKE, SAVUSAVU.**

In accordance to standard valuation instruction, Landprop Valuation & Consultant carried out the inspection, sale analysis and assessment of the current Market Value on the above for mortgage purposes.

Our Market Valuation is based on location, the size and shape of the block, tenure, zoning, surrounding environment, current economic environment and all other developments.

After taking into consideration all factors appertaining to the property, we form the opinion that the current Market Value as of today's date is the sum of **\$5500,000.00 (FIVE HUNDRED & FIFTY THOUSAND DOLLARS)** as follows;

Freehold Interest in Land	-	FJD\$550,000.00
Market Value	-	FJD\$550,000.00

Dated at Savusavu this 1st DAY OF August, 2023

SALACIELI TAGANE LOMAIVITI
REGISTERED VALUER NO 74 (FIJI)
BA (LMD) USP MIVEM (FIJI)