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LEGAL SUPPLEMENT

A. **ACTS — NIL**

B. **SUBSIDIARY LEGISLATION —** ORDER No. 48 of 2024 – National Industrial and Commercial Investments Limited (Transfer of Property) Order 2024 3583

C. **BILLS —NIL**

GOVERNMENT NOTICE

The Agency responsible for Telecommunications has received an application for Frequency Authorisation from **Kitty Cabs Taxi Service** of **Lot 163 Alexander Street, Kitty, Georgetown, Guyana** on July 4, 2024, as per Sections 30(2) and 25(b) of the Telecommunications Act 2016.

The said Applicant is seeking the Frequency Authorisation to operate a private telecommunications network and proposes to utilise channel(s) in the following frequency band(s) ***(see table below)*** in the operation of the said private telecommunications network.

Proposed Frequency Band (s)	**Type (s) of Service (s)**	**Amount of Spectrum**	**Notes**
VHF Band (136.0 – 174.0 MHz)	Fixed & Land Mobile	12.5kHz	(1) VHF Fixed Station and (8) VHF Portable radios located at **Lot 163 Alexander Street, Kitty, Georgetown, Guyana**

This applicant has proposed to install and utilise radiocommunication equipment in connection with the provision of Staff Communication.

Any person who may be affected by the application may submit written comments on the said application addressed to the Telecommunications Agency, 190 Charlotte Street, Bourda, Georgetown, Guyana.

Any written comments must be submitted to the Agency no later than **September 5, 2024.**

(No. 2431)

.....

CHEDDI JAGAN INTERNATIONAL AIRPORT CORPORATION whose registered business is located at Timehri, East Bank Demerara, Guyana has applied for an amendment to their Frequency Authorisation issued on the 23rd day of May, 2022.

The said Frequency Authorisation is proposed to be amended to grant permission to utilise channel(s) in the following frequency band(s) in the operation of a private telecommunications network ***(see table below)*** as per Section 35(2) of the Telecommunications Act 2016.

Authorized (MHz) Frequency (ies)	**Type (s) of Service (s)**	**Amount of Spectrum**	**Notes**
150.3250	Fixed & Land Mobile	12.5 kHz	Reduction to (2) VHF Fixed Stations, (6) Mobile radios and (2) Portable radios at **Timehri, E.B.D., Guyana**

Any person(s) who may be affected by these proposed amendments may submit written comments addressed to the Telecommunications Agency 190 Charlotte Street, Bourda, Georgetown, Guyana.

Any such comments must be submitted in writing to the Agency no later than **July 27, 2024.**

(No. 2432)

NOTICE

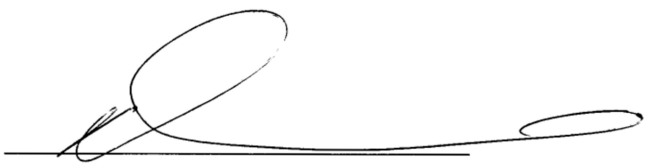
ADVERTISEMENT IN THE OFFICIAL GAZETTE OF SPECIAL RESOLUTION TO WIND UP

In the matter of the Companies Act Cap 89:01, and in the matter of FoodMaxx Inc., member's winding up in voluntary liquidation.

At a Special Meeting of the above-named Company duly convened and held on the 25th of June 2024, the following Special Resolution was passed:

THAT with effect from the 25th of June 2024, the Company is wound up voluntarily and that **MR. RAM KELLAWAN** of Lot 266, Providence, East Bank Demerara, Guyana be appointed liquidator for the purpose of such winding up and that the remuneration of the proposed liquidator shall be at the standard rate decided by the liquidator.

Dated this 25th day of June 2024



Roy Beepat
Chairman of the Board

(No. 2433)

MISCELLANEOUS

2022 – HC – ESQ – CIV – P – 81

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

DECLARATION OF TITLE

THIRD PUBLICATION

In the matter of Plot 2, being portion of Tract 'GG' Part of Section 'A', Plantation Adventure, also known as Airy Hall, situate on the left bank of the Essequibo River, in the County of Essequibo, Guyana, the said of Plot 2, being portion of Tract 'GG' Part of Section 'A', Plantation Adventure, also known as Airy Hall, being shown and laid down and defined on a Plan by Colin J.H. Bowen, Sworn Land Surveyor, dated the 3rd day of June, 2022, and recorded in the Guyana Lands and Surveys Commission on the 17th day of June, 2022, as Plan No. 80572.

- and -

In the matter of the Title to Land (Prescription and Limitation Act) Chapter 60:02 of the Laws of Guyana.

- and -

In the matter of a Petition for Prescriptive Title of the above-described Land by **DEVANAND NARINE**.

NOTICE OF PUBLICATION

DEVANAND NARINE, of Lot 11 Airy Hall, Essequibo, Guyana, has presented a Petition for a Declaration of Title by Prescription to the property described in the Schedule hereto.

AND ANY PERSON intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the County of Demerara, Notice of his/her Opposition and any Affidavit or Affidavits in Support thereof and serve a copy of the Notice or any Affidavit upon the said Petitioner.

The Petition is accompanied by a Plan which may be inspected at the Registry during Office hours.



Ms. Yashmini Singh
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 12th day of June, 2024

SCHEDULE: In the matter of Plot 2, being portion of Tract 'GG' Part of Section 'A', Plantation Adventure, also known as Airy Hall, situate on the left bank of the Essequibo River, in the County of Essequibo, Guyana, the said of Plot 2, being portion of Tract 'GG' Part of Section 'A', Plantation Adventure, also known as Airy Hall, being shown and laid down and defined on a Plan by Colin J.H. Bowen, Sworn Land Surveyor, dated the 3rd day of June, 2022, and recorded in the Guyana Lands and Surveys Commission on the 17th day of June, 2022, as Plan No. 80572.

MEMORANDUM: The Petitioner's address for service and place of business is at the Chambers of his Attorney-at-Law, Ms. Yashmini Singh of Lot 185 Charlotte Street and King Streets, Lacytown, Georgetown, Demerara, Guyana.

(No. 2434)

2023 No. 66-P ESSEQUIBO

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

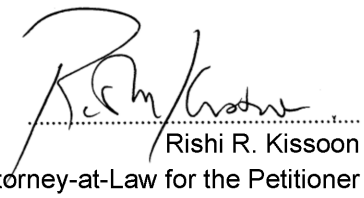
THIRD PUBLICATION

NOTICE

KABIL AZAD KHAN of Lot 15 Pln. Melville, Essequibo and of Quebec, Canada, has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice file in the Registry of Court in the City of Georgetown, Demerara, Notice of his/her Opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the Notice and any Affidavit upon the said KABIL AZAD KHAN.

The said Petition is accompanied by a Plan of the property which may be inspected at the said Registry during office hours.



Rishi R. Kissoon
Attorney-at-Law for the Petitioner

Dated this 5th day of June, 2024

SCHEDULE

"East half of west half of East half of lot 15 (fifteen) Melville, situate on the Wakenaam Island Essequibo River, in the County of Essequibo, the said lot 15 (fifteen) containing an area of 0.089 (nought decimal nought eight nine) acres being shown, laid down and defined on a plan by G. Samaroo, Sworn Land Surveyor dated 4th November, 2019 and recorded in the Guyana Lands and Surveys Commission on 12th November, 2019 as Plan No. 73529."

(No. 2435)

2024 NO. 97 P BERBICE

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE:-

DECLARATION OF TITLE

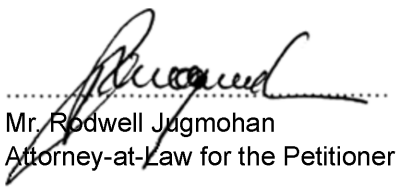
THIRD PUBLICATION

NOTICE

I, MARCIA RAJMATTIE NAGASAR, of Sublot j, Kilmarnock, Corentyne, Berbice, represented herein by her duly constituted Attorney of SIMONE ABIOLA THOMPSON, of Lot 29 A, Cromarty Farm, Corentyne, Berbice, agreeably with Power of Attorney executed before a Notary Public in New York on the 29th day of February, 2024 and a Notary Public in New Amsterdam, Berbice, on the 10th day of April, 2024 and registered at the Deeds Registry New Amsterdam, Berbice, on the 10th day of August, 2024 and numbered 831 of 2024 (Berbice) has presented a Petition for a Declaration of Title by prescription to the Property described in the Schedule hereto.

Any person intending to oppose the said Petition must, within one (1) month after the date of the first publication of this notice, file in the registry of Court in the City of New Amsterdam, a Notice of his or her Opposition and an Affidavit or Affidavits in Support thereof, and serve a copy of the Notice and any Affidavit upon the said MARCIA RAJMATTIE NAGASAR.

The said Petition is accompanied by a plan of the property which may be inspected at the said Registry during office hours.



Mr. Rodwell Jugmohan
Attorney-at-Law for the Petitioner

Dated this 10th day of May, 2024

SCHEDULE

"Sublot j Being Portion of Lots 31 and 32, Section 'A' Pln. Lot No. 30 or Kilmarnock, situate on the Corentyne Coast, in the county of Berbice, Co-operative Republic of Guyana, comprising of an area of 0.1657 (nought decimal one six five seven) of an acre shown and defined on a plan by D.U. Congreaves, Sworn Land Surveyor, dated 24th January, 2024 and recorded in the Department of Lands and Surveys on the 7th February, 2024 and numbered 86043".

MEMORANDUM

The address for service of the Petitioner is at the office of his Attorney-at-Law, Mr. Rodwell Jugmohan, of Lot 7 Charlotte Street, New Amsterdam, Berbice. Dated at New Amsterdam, Berbice

This 10th day of May, 2024

(No. 2436)

2024-HC-BER-CIV-108-P

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

(DECLARATION OF TITLE)

THIRD PUBLICATION

NOTICE

I, LENARD GORDON, of Lot 55 Coxcomb, Springlands, Corentyne, Berbice, being the duly constituted Attorney of STEVE ANTHONY STOUTE, of 11 Helmsdale Crescent, Etobicoke, Ontario, M9V 3X8, Canada, agreeably with Power of Attorney executed on 24th day of April, 2024, at Toronto, Ontario, Canada and on the 7th day of May, 2024 at New Amsterdam, Berbice, respectively and registered at the Deeds Registry, New Amsterdam, Berbice, on the 7th day of May, 2024, and numbered 1037 of 2024, (Berbice), has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must within (1) one month after the date of the first publication of this notice, file in the Registry of the High Court at New Amsterdam, Berbice, and/or Georgetown, Demerara, a notice of his/her opposition and an affidavit or affidavits in support thereof and serve a copy of the notice and any affidavit upon the said STEVE ANTHONY STOUTE.

The said petition is accompanied by a plan of the property which may be inspected at the said Registry, during office hours.

Rodwell Jugmohan
Attorney-at-Law for the Petitioner

SCHEDULE

Lot 31 comprising of 0.493 (nought decimal four nine three) acres, Princetown Settlement, Plantation Lot No. 77 situate in the Town of Corriverton, in the left Bank Corentyne River, in the County of Berbice, Co-operative Republic of Guyana, as shown, laid down and defined on a plan by Seaon M. James, Sworn Land Surveyor, dated the 31st day of October, 2022, and recorded in Guyana Lands and Surveys Commission on the 11th day of November, 2022, as plan numbered 81958.

Dated at New Amsterdam, Berbice
This 11th day of June, 2024

MEMORANDUM

The address and service of the Petitioner is at the Chambers of Mr. Rodwell Jugmohan, Attorney-at-Law, of Lot 7 Charlotte Street, New Amsterdam, Berbice.

(No. 2437)

2024-HC-DEM-CIV-P-106

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

DECLARATION OF TITLE

THIRD PUBLICATION

FIRST PUBLICATION
SECOND PUBLICATION
THIRD PUBLICATION

MAHENDRA PRASHAD of Lot 45 Virginia Village, Cane Grove, East Coast Demerara, Guyana, has presented a Petition for a declaration of Title by prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must, within one month after the date of the first publication of this Notice, file in the Registry of the High Court of the City of Georgetown, a notice of his/her opposition and an affidavit upon the said **MAHENDRA PRASHAD**.

The said petition is accompanied by a copy of a plan of the property which may be inspected at the Registry during office hours.

Dated this 10th day of June, 2024

MR. NARENDRA SINGH
Attorney-at-Law for Petitioner

SCHEDULE

"Sub-lot 'MP" being portion of the east half of the north half Lot 40 North of Centre Road, Virginia Village, situate on the left Bank Mahaica River, in the County of Demerara, Guyana, as shown on a Plan by G. Samaroo, Sworn Land Surveyor dated the 18th day of October, 2021 and recorded in the Guyana Lands and Surveys Commission on the 25th day of October, 2021 as Plan No. 78568."

MEMORANDUM

The address for service of the Petitioner is at the Office of her Attorney-at-Law **MR. NARENDRA SINGH**, Attorney-at-Law of Lot 215 South Road & King Street, Lacytown, Georgetown.

(No. 2438)

2024-HC-DEM-CIV-P-108

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

THIRD PUBLICATION

NOTICE (First, Second & Third)

A Petition for a Declaration of Title by Prescription for the Land as described in the Schedule has presented by ARJUNE KHAIRU and CHANDANIE KHAIRU of 82 Nismes, West Bank Demerara, Guyana.

ANY person intending to oppose the said Petition, you must within one (1) month after the date of the first publication, file in the Registry of the Supreme Court, Georgetown, a Notice of his/her Opposition together with Affidavit(s) in Support thereof and to serve a copy of the Notice and the Affidavit upon the said ARJUNE KHAIRU and CHANDANIE KHAIRU.

The said Petition is accompanied by a Plan of the property which can be inspected at the Registry during office hours.

.....

NARENDRA SINGH,
Attorney-at-Law for the Petitioners

Dated at Georgetown, Demerara, on the 10th June, 2024

SCHEDULE

Sublot A being part of Lot 82 Northern Portion of Plantation Nismes situate on the West Bank of Demerara, in the County of Demerara, Guyana, containing an area of 0.178 (nought decimal one seven eight) acres being shown on a plan by V. Deokinandan, Sworn Land Surveyor, dated the 16th February, 2023 and recorded in the Guyana Lands and Surveys Commission on the 15th March, 2023 as Plan 82977.

MEMORANDUM

The Petitioner address for service is at the Chambers of Mr. NARENDRA SINGH, Attorney-at-Law, of Lot 215 South Road and King Street, Lacytown, Georgetown.

(No. 2439)

2024 -HC-DEMERARA-CIV-P-112

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

THIRD PUBLICATION

NOTICE

I, **OMAH KOMARIE SUKHLALL** of Lot 98 Unity, East Coast Demerara, have presented a Petition for a Declaration of Title by Prescription to the property described in schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice filed in the Registry of the High Court in the City of Georgetown, Demerara Notice of his/her opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the Notice and any Affidavit upon the said **OMAH KOMARIE SUKHLALL** of Lot 98 Unity, East Coast Demerara

The said Petition is accompanied by the Plan of the property, which may be inspected at the Registry during office hours.

.....
Attorney-at-Law for the Petitioner

Dated this 12th day of June, 2024

SCHEDULE

Cultivation Lot numbered 98 (ninety eight) Plantation Unity ,situate on the East Coast of Demerara, in the County of Demerara in the Republic of Guyana, the said lot cultivation lot numbered 98 (ninety- eight) containing an area of 1.051 (one decimal nought five one) of an acre being shown laid down and defined on a plan by Jerry C. Melville, Sworn Land Surveyor, dated the 1st day of November, 2023, and recorded in the Guyana Lands and Surveys Commission on the 7th day of December, 2023, as Plan No. 85470.

MEMORANDUM

The Petitioner address for service is at the office of his Attorney-at-Law, **MR. LIKSHAM KISSOON** situated at 156 Charlotte Street, Lacytown, Georgetown.

(No. 2440)

2024-HC-DEM-CIV-P-113

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

(DECLARATION OF TITLE)

THIRD PUBLICATION

NOTICE OF PUBLICATION

JERAL GOODLUCK of Strath Campbell, Mahaicony, East Coast Demerara, Guyana has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

AND ANY PERSON intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the County of Demerara, Notice of his/her Opposition and any Affidavit or Affidavits in Support thereof and serve a copy of the Notice or any Affidavit upon the said Petitioner.

The Petition is accompanied by a Plan which may be inspected at the Registry during office hours.

.....
Tracy Marks
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 12th day of June, 2024

SCHEDULE: Tract 'J G', being a portion of Lot 1, West of the Public Road, North Half Pln. Strath Campbell, or Lot 12, situate on the Left Bank of the Mahaicony River, County of Demerara, Guyana, the said Tract 'J G', containing an area of 0.4641 (nought decimal four six four one) of an acre and being shown on a plan by Desmond A. Weeks, Sworn Land Surveyor, dated the 29th December, 2019 and recorded in the Guyana Lands and Surveys Commission on 14th February, 2020 as Plan No. 74142

MEMORANDUM: The Petitioner's address for service and place of business is at the Chambers of his Attorney-at-Law, Ms. Tracy Marks of Lot 5 Humphries Building, Robb and Avenue of the Republic Streets.

(No. 2441)

2024-HC-DEM-CIV-P-114

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

(DECLARATION OF TITLE)

THIRD PUBLICATION

NOTICE OF PUBLICATION

We, Evelyn Charles and Donette Vaux, of Lot Lot 1-2 Pln Fortitude, Mahaicony, East Coast Demerara have presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

AND ANY PERSON intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the County of Demerara, Notice of his/her Opposition and any Affidavit or Affidavits in Support thereof and serve a copy of the Notice or any Affidavit upon the said Petitioner.

The Petition is accompanied by a Plan which may be inspected at the Registry during office hours.

.....
Tracy Marks
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 12th day of June, 2024

SCHEDULE: Tract 'N', Comprising Plots 'A' and 'B' being portion of lots 1 and 2 respectively, Pln Fortitude, South of the Mahaicony Branch Road, situate on the Wast sea Coast of Demerara, In the County of Demerara, Guyana, the said Tract 'N', containing an area of 0.2503 (nought decimal two five nought three) of an acre and being shown on a plan by Desmond A. Weeks, Sworn Land Surveyor, dated the 22nd March, 2022 and recorded in the Guyana Lands and Surveys Commission on 13th May, 2022 as Plan No. 80261

MEMORANDUM: The Petitioner's address for service and place of business is at the Chambers of his Attorney-at-Law, Ms. Tracy Marks of Lot 5 Humphries Building, Robb and Avenue of the Republic Streets

(No. 2442)

2024-HC-DEM-CIV-P-115

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

DECLARATION OF TITLE

THIRD PUBLICATION

In the matter of the Title to Land (Prescription and Limitation) Act, Chapter 60:02, Laws of Guyana.

-and-

In the matter of Rules of the High Court (Declaration of Title), Chapter 3:02, Laws of Guyana.

-and-

In the matter of a piece or portion of land known as Lot 297, Part of Block 'E', known as Wismar or Lot 52 in the Township of Linden situate on the Left Bank Demerara River, in the County of Demerara, Guyana, as shown and defined on a plan by N. C. Liu, Sworn Land Surveyor, dated 30th day of August, 2023 and recorded in the Guyana Lands and Surveys Commission as Plan No. 84942 on the 11th day of October, 2023.

-and-

In the matter of a Petition by **PATRICIA OLIVIA ENMORE AND CLAUDIA JULIA ENMORE, jointly**, for a declaration of title by Prescription.

Petitioners,
Jointly

PUBLICATION

WE, **PATRICA OLIVIA ENMORE and CLAUDIA ENMORE** of Lot 297 One Mile, Wismar, Linden, Guyana, have presented a Petition for Declaration of Title by Prescription to the property described in the Schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the First Publication of this Notice, file in the Registry of the High Court in the City of Georgetown Notice of his/her Opposition and Affidavit(s) in Support thereof and serve a copy of the said Notice and Affidavit(s) upon me or my Attorney-at-Law.

The said Petition is accompanied by a copy of a Plan of the property which may be inspected at the Registry during office hours.

Attorney-at-Law for the Petitioner

This 18th day of June, 2024

SCHEDULE

"a piece or portion of land known as Lot 297, Part of Block 'E', known as Wismar or Lot 52 in the Township of Linden situate on the Left Bank Demerara River, in the County of Demerara, Guyana, as shown and defined on a plan by N. C. Liu, Sworn Land Surveyor, dated 30th day of August, 2023 and recorded in the Guyana Lands and Surveys Commission as Plan No. 84942 on the 11th day of October, 2023."

MEMORANDUM

The address for service for the Petitioner is at her Attorney-at-Law, **Mrs. Yondessa Welcome-Mercurius**, whose place of business is at her Chambers at Upper flat Consumers Goods Complex Building, Lot 13-15 Republic Avenue, Mackenzie, Linden, Guyana and address for service is at Jaya Manickchand's Chambers, Ground Floor Maraj Building, Lot 185 Charlotte & King Streets, Lacytown, Georgetown, Guyana.

(No. 2443)

2024-HC-BER-CIV-P-98

IN **THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE**

CIVIL JURISDICTION

(DECLARATION OF TITLE)

SECOND PUBLICATION

NOTICE OF PUBLICATION

RUDOLPH SANDY of 60 Vryman's Erven, New Amsterdam Berbice, Guyana, has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

AND ANY PERSON intending to oppose the said Petition must within one (1) month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the County of Demerara, Notice of his/her Opposition and any Affidavit or Affidavits in Support thereof and serve a copy of the Notice or any Affidavit upon the said Petitioner.

The Petition is accompanied by a Plan which may be inspected at the Registry during office hours.

.....
Miss. Quilena Stuart
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 8th day of May, 2024.

SCHEDULE:
Lot 'A' being a portion of South Front Quarter of Lot 42 Alexander Street, Smythtown, situate in the town of New Amsterdam, in the County of Berbice, in the Republic of Guyana, the lot containing an area of 0.0808 (naught decimal naught eight naught eight) of an acre being shown, laid down and defined on a plan by Gerry I. Braithwaite, Sworn Land Surveyor dated the 7th day of August, 2023 and deposited in the Guyana Lands and Surveys Commission on the 14th day of August, 2023 as Plan No. 84449.

MEMORANDUM: The Petitioner's address for service and place of business is at the Chambers of his Attorney-at-Law, **QUILENA STUART** at **KYTE SMALL BAKER**, of Lot 41 Charles & Howes Street, Charlestown, Georgetown.

(No. 2444)

2024 NO 53 DEMERARA

IN THE LAND COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

SECOND PUBLICATION

In the matter of Parcel 1307, being portion of provisional Parcel 273 Plantation Friendship, Land Registration Block No. XXVIII, Zone: East Bank Demerara, in the County of Demerara, Guyana, containing an acre of 0.1617 of an acre , as shown on a plan conducted by Chandi Mahipaul, Sworn Land Surveyor, dated the 9th day of July, 2015 and recorded in the Guyana of Lands and Surveys Commission on the 10th day of July, 2015 and numbered 62079.

-and-

In the matter of an Application by JAIRAM BABICHAND and BISSOONDAI DEVI PERSAUD.

First)
Second) PUBLICATION
Third)

Jairam Babichand and Bissoondai Devi Persaud both of Lot 31 Friendship, East Bank, Guyana, has presented a Petition for Declaration of Title to the property described in the Schedule hereto.

Any person intending to oppose the said petition must within 1 (one) month after the date of the first publication of this Notice file in the Registry of Court in the City of Georgetown Demerara, Notice of his Opposition and An Affidavit or Affidavits in support thereof and serve a copy thereof upon the said Jairam Babichand and Bissoondai Devi Persaud.

Georgetown, Demerara
This 22nd day of May, 2024

.....
Attorney-at-law for the Petitioners

SCHEDULE

"Parcel 1307, being portion of provisional Parcel 273 Plantation Friendship, Land Registration Block No. XXVIII, Zone: East Bank Demerara, in the County of Demerara, Guyana, containing an acre of 0.1617 of an acre, as shown on a plan conducted by Chandi Mahipaul, Sworn Land Surveyor, dated the 9th day of July, 2015 and recorded in the Guyana of Lands and Surveys Commission on the 10th day of July, 2015 and numbered 62079"

MEMORANDUM:
The address for service of the Petitioner is at the Chambers of Mr. Donavon A. Rangiah, Attorney-at-Law for the Petitioner of and whose address for service and place of business is at Lot 156 Charlotte Street, Lacytown, Georgetown, Guyana.

(No. 2445)

2024 P-78 DEMERARA

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

SECOND PUBLICATION

NOTICE OF PUBLICATION

RITA MORRIS, of Lot 3, Sideline Dam, Victoria Village, East Coast Demerara, Guyana has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto

Any person intending to oppose the said Petition must within one (1) month after the date of the first publication of this notice, file in the Registry of the Supreme Court of Judicature, in the city of Georgetown, Demerara. Notice of his or her Opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the said Notice with Affidavit(s) in Support thereof upon the said Petitioner.

Mr. Everton Singh-Lammy
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 22 day of May 2024

SCHEDULE

In the matter of Sublot 'A' being a portion of Lot 3 Section 'B', Victoria Village, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana the said lot containing an area of 0.1688 of an acre being laid down and defined on a plan numbered 80210 by Kwosi K. Devonish, Sworn Land Survreyor, dated the 21st April, 2022, and recorded in the Guyana Lands and Surveys Commission on the 11th day of May, 2022.

MEMORANDUM

The Petitioner's address for service and place of business is at 1966 LAW, the law firm of Mr. Everton Singh-Lammy, Attorney-at-Law, located at Lot 217 South Road, Lacytown, Georgetown, Guyana.

(No. 2446)

2024 – HC – DEM – CIV – P – 99

IN THE HIGH COURT OF THE SUPREME COURT JUDICATURE

CIVIL JURISDICTION

(DECLARATION OF TITLE)

SECOND PUBLICATION

(PETITION NO. 99-P OF 2024)

I, JACQUELINE BAILEY WILLIAMS, of Lot 116 Unity Street, West Bank Demerara, have presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition shall within one month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the city of Georgetown, a notice of his/her opposition and an Affidavit upon the said JACQUELINE BAILEY WILLIAMS.

.....
MRS. ABIOLA WONG-INNISS
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 4th day of June, 2024

SCHEDULE

Sublots A and B of the Eastern ½ Lot 116, Section 'D', Plantation La Grange, situate on the West Bank of the Demerara River, County of Demerara, Guyana, Sublot 'A' having an area of 0.192 (nought decimal one nine two) acres and Sublot 'B' having an area of 0.927 (nought decimal nine two seven) acres, as shown and defined on a plan by D. E. Carrington, Sworn Land Surveyor, dated the 28th day of August, 2021 and

recorded in the Guyana Lands and Surveys Commission on the 30th day of September, 2021 as Plan No. 78392.

MEMORANDUM

The address for service and place of business of the Petitioner is at the Office of her Attorney-at-Law, MRS. ABIOLA WONG-INNISS, of Lot 1 Croal Street, Stabroek, Georgetown, Demerara.

(No. 2447)

2024 – HC – DEM – CIV – P – 111

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

(DECLARATION OF TITLE)

SECOND PUBLICATION

(PETITION NO. 111-P OF 2024)

I, DONNA JOSEPH, of 3880 South Ruimveldt Gardens, Georgetown, Guyana, and 208 Pulaski Street, Brooklyn, New York 11206, United States of America, have presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition shall within one month after the date of the first publication of this Notice, file in the Registry of the Supreme Court in the city of Georgetown, a notice of his/her opposition and an Affidavit upon the said DONNA JOSEPH.

.....

MR. JOEL ROSS
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 12th day of June, 2024

SCHEDULE

Lot 59 being portion of North Section (West of Public Road) Plantation Goed Fortuin, situate on the West Bank Demerara, in the County of Demerara, Guyana, having an area of 0.122 (nought decimal one two two) acres, as shown and defined on a plan by Mahendra Sahadeo, Sworn Land Surveyor, dated the 10th day of August, 2023 and recorded in the Guyana Lands and Surveys Commission on the 18th day of August, 2023 as Plan No. 84490.

MEMORANDUM

The address for service and place of business of the Petitioner is at the Office of her Attorney-at-Law, MR. JOEL ROSS, of Lot 1 Croal Street, Stabroek, Georgetown, Demerara.

(No. 2448)

2024-HC-DEM-CIV-P-No. 116

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

CIVIL JURISDICTION

SECOND PUBLICATION

NOTICE OF PUBLICATION

MARK FOSTER, ADEOLA DORRIS, KEVIN FOSTER, O'FAY JONES and **ANTHEA JONES** of lot 19 Prince William Street Plaisance, East Coast Demerara, Guyana has presented a Petition for a Declaration of Title by Prescription for the land described herein in the schedule herein.

ANY PERSON(S) intending to oppose the said Petition must within one (1) month after the date of the First Publication of this Petition file in the Registry of the Court in the City of Georgetown, Demerara, Notice of his/her opposition and an Affidavit upon the said Petitioner.

A copy of the plan can be inspected at the High Court Registry, Georgetown.

.....

Attorney-at-Law for the Petitioner

Georgetown, Demerara
This 25th day of June, 2024.

SCHEDULE:

Firstly: Sublot 'A' known as the W½ of lot 9 Secondly: Sublot 'B' known as the E½ of lot 9 Section 'B' PLAISANCE situate on the East Coast of Demerara in the county of Demerara, Guyana as per Survey Plan No. 38576 dated 09-02-06, which will be laid over to the Court.

MEMORANDUM:

The Petitioner's address for service is at the Office of **Ms. Camilla B. Edwards Attorney-at-Law** of lot 37 Hadfield Street Werk-en-Rust, Georgetown.

(No. 2449)

2024 NO. P 123 DEMERARA

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE OF GUYANA

CIVIL JURISDICTION

DECLARATION OF TITLE

SECOND PUBLICATION

NOTICE OF PUBLICATION

SHAMEER YASAF and **JEAN ZORINA YASAF** aka ZORINA KHAN YASAF, both of lot 131 Fourth Street, Albertown, Georgetown, Guyana has presented a Petition for a Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the first publication of this notice, filed in the Registry of the Supreme Court of Judicature, in the city of Georgetown, Demerara. Notice of his or her Opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the said Notice with Affidavit(s) in Support thereof upon the said Petitioner.

Mr. Everton Singh-Lammy
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 2nd day of July, 2024

SCHEDULE

Sublot 'C' being a portion of E ½ of lot 131 Fourth Street Alberttown, situate in the city of Georgetown, in the county of Demerara, Republic of Guyana, the said sublot 'C', containing an area of 0.045 (nought decimal nought four five) as shown and defined on a plan by Jason O. Allen, Sworn Land Surveyor dated 3rd day of February, 2021 and recorded in the Guyana Lands and Surveys Commission on the 19th day of February 2021 as plan numbered 76405.

MEMORANDUM

The Petitioner's address for service and place of business is at 1966 LAW, the law firm of Mr. Everton Singh-Lammy, Attorney-at-Law, located at Lot 217 South Road, Lacytown, Georgetown, Guyana.

(No. 2450)

2024-HC-ESS-CIV-P-43

IN THE HIGH COURT OF THE SUPREME COURRT OF JUDICATURE

DECLARATION OF TITLE

FIRST PUBLICATION

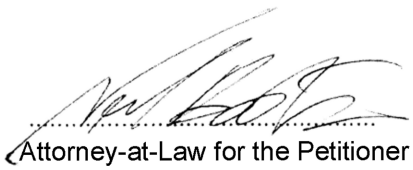
NOTICE

ESTHELENE BOSTON, of lot 51 Dartmouth Village, Essequibo Coast, Guyana, has presented a Petition for a Declaration of Title by Prescription to the property described in the Schedule.

ANY PERSON intending to oppose the said Petition must within one (1) month of the date of the first Publication of this Notice file in the Registry of the Court at Georgetown, Demerara, notice of his/her opposition and an Affidavit or Affidavits in Support thereof and serve a copy of such Notice and Affidavit or Affidavits upon the said Petitioner ESTHELENE BOSTON.

The said Petition is accompanied by a Plan which may be inspected at the Registry, Georgetown, Guyana, during office hours.

Dated this 11th day of June, 2024



Attorney-at-Law for the Petitioner

SCHEDULE

Lot 51 being portion of Front Lands, PLN Dartmouth, situate on the Essequibo Coast, in the County of Essequibo, Guyana, the said lot 51 containing an area of 0.1465 (nought decimal one four six five) of an acre and is defined and shown on a Plan by Colin J.H. Bowen, Sworn Land Surveyor dated the 3rd day of August, 2023 and deposited in the Lands and Surveys Commission on the 8th day of September, 2023 as Plan No. 84732.

MEMORANDUM

The address for service of the Petitioner is at the Chambers of Mr. Neil Aubrey Boston, S.C., Ms. Carole James-Boston, S.C., Mr. Saevion David-Longe, and/or Mr. Reon Miller, Attorney-at-Law, of lot 1 Croal Street, Stabroek, Georgetown, Guyana.

(No. 2451)

2024 - HC - ESS - CIV - P – 44

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

CIVIL JURISDICTION

DECLARATION OF TITLE

FIRST PUBLICATION

FIRST)
SECOND) PUBLICATION
THIRD)

I, **RAVENDRA NATERAM**, of Lot 'b' Affiance, Essequibo Coast has presented a Petition for Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the First Publication of this Notice file in the Registry of Court in the City of Georgetown Notice of his/her opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the said Notice and any Affidavit upon the said **RAVENDRA NATERAM**.



YOGANAND PERSAUD
Attorney-at-Law for the Petitioner

Dated at Georgetown, Demerara
This 12 day of June, 2024.

SCHEDULE

Lot lettered 'b' Section 'A' being a portion of South Section of Plantation Affiance situate on the Essequibo Coast in the County of Essequibo, republic of Guyana, the said Lot 'B' Section 'A' containing an area of 0.071 (naught decimal naught seven one) of an acre being laid down and defined on a plan by Dishon Durga, Sworn Land Surveyor, dated the 13th day of March, 2023 and recorded in the Department of Lands and Surveys on the 6th day of April, 2023 as Plan No. 83215.

(No. 2452)

P 104

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

(DECLARATION OF TITLE)

FIRST PUBLICATION

PETITION NO. OF 2024 BERBICE

NOTICE

I, SHAWN DUFF, of Lot 122 of Lot E Section A Alness Corentyne, Berbice, has presented a Petition for Declaration of Title by Prescription of the Property described in the Schedule hereunder.

AND any Person intending to oppose the said Petition must within one month after the first publication of this notice file in the Registry of the Court in New Amsterdam, Berbice, notice of his or her opposition and Affidavit in support thereof and serve a copy of the said notice any Affidavit upon the said SHAWN DUFF

The Petition is accompanied by a plan of the said property which may be inspected at the said Registry during office hours.

Attorney at Law.

BERBICE
DATED THIS 31ST DAY OF MAY, 2024

SCHEDULE:

Lot numbered 122 (one hundred and twenty two) containing an area of 0.096 (nought decimal nought nine six) of an acre, of Lot lettered 'E' Section 'A' Plantation Alness, situate on the Corentyne Coast, in the County of Berbice, Cooperative Republic of Guyana, the said Lot being shown and defined on plan by G. I. Brathwaite, Sworn Land Surveyor, dated the 2nd May, 2024, and recorded in the Guyana Lands and Surveys Commission, on the 10th day of May, 2024, as plan No. 87131.

MEMORANDUM:

The Petitioner address for service and place of business is at the Chambers of Mr. Ramesh C. Rajkumar, Attorney at Law is at Lot 8 St. Ann Street, New Amsterdam, Berbice.

(No. 2453)

2024 NO. 106-P BERBICE

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

(DECLARATION OF TITLE)

FIRST PUBLICATION

NOTICE: -

I, ZAHIR ALIE of Lot 9 Section C No. 2 Village, West Coast, Berbice, having presented a Petition for a Declaration of Title by Prescription to the property in the schedule hereto.

Any person intending to oppose the said Petition must within 1 (one) month from the date of the first publication of this Notice file in the Registry of the High Court of the Supreme Court of Judicature of Guyana, at New Amsterdam, Berbice, Notice of his or her opposition and affidavit or affidavits in support thereof and serve a copy of the said affidavits upon the said Petitioner.

The said Petition is accompanied by a plan of the said property which may be inspected at the Registry during office hours.

.....

MS. CHARLYN ARTIGA
Attorney-at-Law for Petitioner

New Amsterdam, Berbice
Dated this 10th day of June 2024.

SCHEDULE

"Tract "SB" containing an area of 0.0717 (nought decimal nought seven one seven) acres being a portion of Lot 9 Section "C" Plantation Cotton Tree also known as Plantation Zee Zight situate on the West Sea Coast of Berbice River in the county of Berbice, Republic of Guyana, the said Tract was laid down and defined on a plan by Desmond A. Weeks, Sworn Land Surveyor, dated the 31st October 2018 and recorded in the Guyana Lands and Surveys Commission on the 29th November 2018 and as Plan No. 70729".

MEMORANDUM:

The address for service of the Petition is at the Chambers of Ms. Charlyn Artiga, of Lot 3 Strand, New Amsterdam, Berbice.

(No. 2454)

2024-HC-DEM-CIV-P-No. 117

IN THE HIGH COURT OF THE SUPREME COURT OF JUDICATURE

DECLARATION OF TITLE

(CIVIL JUDISICTION)

FIRST PUBLICATION

FIRST)
SECOND) PUBLICATION
THIRD)

We, **SASE NARAYAN GANCHAND** and **KHEMANDAS GANCHAND** both of Lot 1 Canal Dam Novar Mahaicony, East Coast Demerara have presented a Petition for Declaration of Title by Prescription to the property described in the schedule hereto.

Any person intending to oppose the said Petition must within one (1) month after the date of the First Publication of this Notice file in the Registry of Court in the City of Georgetown Notice of his/her opposition and an Affidavit or Affidavits in Support thereof and serve a copy of the said Notice and any Affidavit upon the said **KHEMANDAS GANCHAND** and **SASE NARAYAN GANCHAND.**

.....
YOGANAND PERSAUD
Attorney-at-Law for the Petitioners

Dated at Georgetown, Demerara
This 27th day of June, 2024.

SCHEDULE

A piece or parcel of land known as Sublot "A", Sublot "B" and Sublot "C" all being portions of the Eastern half of Lot numbered 1 (one) situate north of the public road plantation Novar, (Mahaicony) on the East coast of Demerara, in the County of Demerara, Republic of Guyana, the said Sublot "A" containing an area of 0.512 (nought decimal five one two), Sublot "B" containing an area of 1.417 (one decimal four one seven) and Sublot "C" containing an area of 1.930 (one decimal nine three nought) respectively being laid down and defined on a plan by Ashton Blair, Sworn Land Surveyor, dated the 19th day of March, 2024 and recorded in the Guyana Lands and Surveys on the 17th day of May, 2024 as Plan No. 87120.

(No. 2455)

GEORGETOWN, Demerara – Printed and Published every Saturday and on such Extraordinary days as may be directed by the Government by Guyana National Printers Limited, Lot 1 Public Road, La Penitence, Georgetown.

SATURDAY 20TH JULY, 2024

THE FIRST SUPPLEMENT TO THE OFFICIAL GAZETTE ON SATURDAY 20TH JULY, 2024

TRANSPORTS, MORTGAGES AND LEASES

County of Essequibo

20TH JULY, 2024

The following TRANSPORTS, MORTGAGES and LEASES are intended to be passed any day after the 3rd August, 2024.

Government Conditions

1. i. The Property shall be used for Residential Purposes only as a single-family dwelling and shall not be subdivided.

ii. Only one (1) building shall be erected on the said Property.

iii. The Property shall not be used for any Commercial or Industrial purpose and no shop, factory, manufacture, trade or business shall be carried on the Property.

iv. No chemicals (toxic or non toxic) shall be stored on the Property.

v. No cattle, pigs, donkeys, mules, sheep or horses shall be kept on the Property and no stable, pig sty, cow pen or byre shall be erected thereon.

vi. No poultry shall be kept on the Property except for the purpose of being killed and used for food by the owner of the Property within a reasonable period (seven (7) days) after being brought on the Property and provided that in the interval between bringing of the same thereon and the use of the same for food, all such poultry should be properly caged and maintained in a sanitary condition so as not to give rise to any resistance or annoyance to other owners and holders of property in the area, and no poultry shall be reared or kept on the said Property for commercial purposes or for sale and no pens shall be erected on the property to house poultry for any commercial venture whatsoever.

vii. The Transportee shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said Property and shall keep parapets and reserves unencumbered.

viii. No person who is a non-resident of Guyana shall be entitled to be allocated a Property provided that if within 10 (ten) years of the date hereof, the transportee ceases to be resident in Guyana, migrates or otherwise takes up permanent residence in a foreign country, or is discovered to be permanently residing in such a country, the Transportee shall be liable to pay the Government of Guyana or Central Housing and Planning Authority, the current market value of the said Property which sum shall be deemed to be a debt due to the Government of Guyana or at the option of the Government of Guyana, the Property shall be repossessed and or taken acquisition thereof subject to being reimbursed the purchase price less expenses incurred for the repossession, subject to the right of any mortgage(s).

For all purposes herein a person ceases to be a resident of Guyana and is deemed a resident of another country if he continuously resides outside of Guyana for more than 183 days in a year.

ix. No one who owns any real property shall be entitled to purchase a Property. If it subsequently appears that at the date hereof, the Transportee or

his spouse, was the owner of immovable or real property or had any ownership interest in any such property in Guyana, either at the date hereof or at any time within the period of three (3) years preceding the date hereof has or had entered into any agreement for the purchase or sale of immovable or real property or any ownership interest therein which may or is to be transferred by the Transportee or his spouse, the Transportee shall be liable to pay the Government of Guyana or Central Housing and Planning Authority, the current market value of the said lot which said sum shall be and deemed to be a debt due to the Government of Guyana, or at its option, the Government of Guyana shall be entitled to repossess said lot upon the purchase money less expenses incurred for repossession, subject to the right of any mortgages.

x. The Transportee shall not sell, lease, transfer or otherwise dispose of the said Property for ten (10) years from the date of Transport, without the written consent of the Minister responsible for Housing. Should the Transportee sell, lease, transfer or dispose of, or in any way part with possession of the Property within the ten (10) years period, the Central Housing and Planning Authority shall have a right of the first option to purchase the Property at the original Purchase Price, subject to the Transportee being reimbursed a verifiable cost of any developmental works undertaken during the period aforesaid. The Vendor shall have this right for a period often (10) years from the date of Transport and this right shall be enforceable against the Transportee. The Transportee shall give the Vendor thirty (30) days written notice of their intention to sell and the Vendor shall have thirty (30) days from the date of receipt of written notice to give notice of its intention to exercise this right.

xi. A sale, lease or transfer of the Property or the parting with possession of the Property contrary to Clause (x), shall be null and void and shall not confer any right on any person who purchases the Property.

xii. Any misrepresentation by the Transportee of the information provided to the Central Housing and Planning Authority shall be treated as a material misrepresentation whereby the Central Housing and Planning Authority shall rescind the allocation of the Property with immediate effect.

xiii. The Transportee may make modifications (alterations and/or extensions) to their building with the prior permission of the Tuschen/Uitvlugt Neighbourhood Democratic Council.

xiv. Any modifications (alterations and/or extensions) shall comply with the minimum set back distances of 6' - 10" (side) from the boundary to the building and 10' - 0" (front and rear) from the boundary to the building with maximum building coverage of 6667 percent covered by the outermost wall of a building with the prior permission of the Tuschen/Uitvlugt Neighbourhood Democratic Council.

xv. No storage of materials comprising of earth, sand, stone, blocks, cement, timber, steel or mixing of concrete shall be permitted on the road or the road shoulders of the Property. Any materials on the road or the road shoulders of the Property must he cleared within 24 hours of it being placed thereon, failing which the Transportee will be charged Ten Thousand Dollars ($10, 000.00) per day of default.

xvi. The Transportee shall not do or permit to be done anything on the Property or any part thereof which may be or become a nuisance or annoyance or cause damage to other Property in the neighbourhood, including without any limitation, any dust, particles, waste or noise emanating from the Property.

xvii. Fences shall be constructed to a height of no more than six (6) feet and shall have a degree of transparency through the use of materials such as grills, lattice and paling or other similar materials.

xviii. The Transportee shall reserve at least 15% of the remaining 33% of the Property as green space to aid in storm water management and to maintain the integrity of the drainage network of the area.

xix. All parking must be conducted within the confines of the said Property.

2. BY: THE GOVERNMENT OF GUYANA

TRANSPORT OF: Lot numbered 798 (seven hundred and ninety eight) being a portion of Southern Section

Block 7 (Bordered Red) of Plantation Zeelugt, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.135 (nought decimal one three five) of an acre as shown on Plan No. 29135 by L.W. Cox, Sworn Land Surveyor dated the 16th day of June 1999, and deposited in the Deeds Registry on the 22nd day of October 2002, no building or erections thereon and subject to the following terms and conditions as more fully set out in advertisement No. 1 above.

TO: EDWIN CHRISTOPHER BURNETT and AUVA PATRICE MELVILLE both of Lot 798 Zeelugt North, East Bank Essequibo, Guyana, jointly.

3. **BY: MICHAEL HASSAN PERSAUD** also known as **Hassan Michael Persaud** and **LAKSHMIE DEVI SAWH,** both of Lot 2404, Tuschen New Housing Scheme, East Bank Essequibo, Guyana:-

TRANSPORT OF: Lot numbered 1993 (one thousand nine hundred and ninety-three) being a portion of block 8 Tuschen, situate on the East Bank of the Essequibo River, in the county of Essequibo, Republic of Guyana, the said lot containing an area of 0.0835 (nought decimal nought eight three five) of an acre as shown on Plan No. 28843 by J.D. Harrinandan, Sworn Land Surveyor dated the 10th day of May, 1999 and deposited in the Deeds Registry at Georgetown, Demerara on the 22nd day of September, 2000, showing Lots 1 to 1625, 1627 to 1637, 1639 to 1716, 1718 to 1793, 1795 to 2122, 2124 to 2143, 2145 (0 2312, 2314 619316, 2318 to 2348, 2350 to 2355, 2359 to 2514, 2516 to 2518, 2520 to 2588, 1794 A & B, 2123 A & B, 2356 A & B, 2357 A & B, 2358 A & B, and 2519 A & B, all being portions of block 8 Tuschen, situate on the East Bank of Essequibo, Republic of Guyana, with no buildings and erections thereon and subject to the conditions set out in full herein:

a) Only one building shall be erected on the said land.

b) The building shall be constructed in accordance with plans submitted to and approved by the Neighbourhood Democratic Council (NDC) or other competent Local Authority and the Central Housing and Planning Authority and all additional or other construction including the erection of fences, entrances and bridges shall also be subject to similar approvals.

c) The Allottee(s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves.

TO: SHARDA JABAR of Lot 1943, Tuschen New Housing Scheme, East Bank Essequibo, Guyana, **absolutely**.

4. BY: MUNILALL PERSAUD of lot D Public Road, Grove, East Bank Demerara.

TRANSPORT of- Lot numbered 1759 (one thousand seven hundred and fifty nine) being a portion of Block 8, Tuschen, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.0835 (nought decimal nought eight three five) of an acre as shown on plan No 28843 by J.D. Harrinandan, Sworn Land Surveyor, dated the 10th day of May, 1999 and deposited in the Deeds Registry at Georgetown on the 22nd day of September, 2000, with the building an erections thereon and subject to the following terms and conditions as more fully set out in full herein-

(a) The lot shall be used for residential purposes only and shall not be subdivided;

(b) Only one building shall be erected on the said lot;

(c) The building shall be constructed in accordance with plan submitted to an approval by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Planning Authority and all other constructions including the erection of fences and entrance, bridges shall be subject to the similar approvals;

(d) The Transportee (s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO: SUBHAS CHANDERBALLI JOSEPH and SHIVANIE JOSEPH both of lot 1759 Tuschen, Housing Scheme, East Bank Essequibo, jointly.

5. BY: **NOEL SINGH** of Lot 1731 Block 8 Plantation Tuschen, East Bank Essequibo, represented herein by his duly constituted Attorney Mohamed shaheed Deen agreeably by Power of Attorney executed on the 22nd day of July, 2023 and filed at the Deeds Registry on the 24th day of July, 2023 (No. 4683/2023).

TRANSPORT OF: Lot numbered 1731 (one thousand seven hundred and thirty one) being a portion of Block 8 Plantation Tuschen situate on East Bank of Essequibo River, in the County of Essequibo, Republic of Guyana, the said lot containing an area of 0.1065 (nought decimal one nought six five) of an acre as shown on a Plan No. 28843 by J.D. Harrinandan, Sworn Land Surveyor, dated 10th day of May, 1999, and deposited in the Deeds Registry at Georgetown, Demerara on the 22nd day of September, 2000, showing lots 1 to 1625, 1627 to 1637, 1639 to 1716, 1718 to 1793, 1795 to 2122, 2124 to 2143, 2145 to 2312m 2314 to 2316, 2318 to 2348, 2350 to 2355, 2359 to 2514, 2516 to 2518, 2520 to 2588, 1794 A & B, 2123 A & b, 2356 A & B, 2358 A & B and 2519 A & B all being portions of Block 8 Planation Tuschen, situate on the East Bank of Essequibo, Republic of Guyana, no building thereon and subject to the following terms and conditions as more fully set out in full herein:

(a) The lot shall be used for residential purposes only and shall not be subdivided;

(b) Only one building shall be erected on the said lot.

(c) The transportee shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO: **MARISA SEENEY SOBERS, CARRY TYRESE SOBERS and GEOVANI GARY CORNELIUS** all of Lot 1731 Block 8 Plantation Tuschen, East Bank Essequibo.

6. BY:- INDERA ONGEL PERSAUD, residing 117 - 41 164th Street, Jamaica New York, 11434, United Sates America and whose local address of service in Guyana is at 740 Block 8 Plantation Tuschen, East Bank Demerara

TRANSPORT OF:- Lot numbered 740 [seven hundred and forty], being a portion of Block 8 Plantation Tuschen, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.0835 [nought decimal nought eight three five] of an acre as shown on Plan No. 28843 by J.D. Harrinandan, Sworn Land Surveyor, dated the 10th day of May, 1999 and deposited in the Deeds Registry at Georgetown, Demerara, on the 22nd day of September, 2000, showing Lots 1 to 1625, 1627 to 1637, 1639 to 1716, 1718 to 1793, 1795 to 2122, 2124 to 2143, 2145 to 2312, 2314 to 2316, 2318 to 2348, 2350 to 2355, 2359 to 2514, 2516 to 2518, 2520 to 2588, 1792 A & B, 2123 A & B, 2356 A & B, 2357 A & B, 2358 A & B and 2419 A & B, all being portions of Block 8 Plantation Tuschen, situate on the East Bank of Essequibo, Republic of Guyana, with the building and erections thereon and subject to the following terms and conditions as more fully set out herein:-

[a] The lot shall be used for residential purposes only and shall not be sub-divided.

[b] Only one building shall be erected on the said lot.

[c] The building shall be constructed in accordance with plans submitted to and approved by the Neighbourhood Democratic Council [NDC], or other competent Local Authority and the Central Housing and Plantation Authority and all other constructions including the erection of fences, entrances and bridges shall also be subject to similar approvals.

[d] The Transportee[s] shall be responsible for the clearing and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered

TO: INDERA ONGEL PERSAUD, residing 117 - 41 164th Street, Jamaica New York, 11434, United Sates America and whose local address of service in Guyana is at 740 Block 8 Plantation Tuschen, East

Bank Demerara and HEMWATTIE ROUTIE, residing at 9440 Springfield, Boulevard, Queens, Village, New York, 11428, United States of America, and whose local address of service in Guyana is at 740 Block 8 Plantation Tuschen, East Bank Demerara, Jointly.

7. **BY:- TETRIE**, of Lot 389 Zeelugt, East Bank Essequibo, Republic of Guyana.

TRANSPORT OF: - "Lot numbered 430 (four hundred and thirty) being a portion of Southern Section Block 7 of Plantation Zeelugt, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.115 (nought decimal one one five) of an acre as shown on Plan No. 29135 by L.W. Cox. Sworn Land Surveyor, dated the 16th day of June, 1999 and deposited in the Deeds Registry om the 22nd day of October, 2002, no building or erections thereon and subject to the following terms and conditions as more fully set out in herein:

(a) The lot shall be used for residential purposes only and shall not be sub-divided

(b) Only one building shall be erected on the said lot.

(c) Such building shall be erected on the said lot within 12 (twelve) months of the date of the passing of Transport.

(d) The building shall be constructed in accordance with plans submitted to and approved by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erection of fences, entrances and bridges shall also be subject to similar approvals.

(e) The Transportee(s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO:- ARUNA SHAKO, of Lot 183 Old Road, Parika, East Bank Essequibo, Republic of Guyana

8. BY: **RUDOLPH RASHEED DEORAJ**, of Lot 2325 Block 8, Plantation Tuschen, East Bank Essequibo, Guyana.

TRANSPORT OF: Lot numbered 2325 (two thousand three hundred and twenty five) being a portion of Block 8 Plantation Tuschen situate on the East Bank of Essequibo River, in the County of Essequibo, Republic of Guyana, the said lot containing an area of 0.0835 (nought decimal nought eight three five) of an acre as shown on a Plan No. 28843 by J.D. Harrinandan, Sworn Land Surveyor, dated the 10th day of May, 1999 and deposited in the Deeds Registry at Georgetown, Demerara, on the 22nd day of September, 2000, showing Lots 1 to 1625, 1627 to 1637, 1639 to 1716, 1718 to 1793, 1795 to 2122, 2124 to 2143, 2145 to 2312, 2314 to 2316, 2318 to 2348, 2350 to 2355, 2359 to 2514, 2516 to 2518, 2520 to 2588, 1794 A & B, 2123 A & B, 2356 A & B, 2357 A & B, 2358 A & B and 2519 A & B all being Portions of Block 8 Plantation Tuschen, situate on the East Bank of Essequibo, Republic of Guyana, with the building and erections thereon and subject to the following terms and conditions as more fully set out in full in herein,

a) The lot shall be used for residential purposes only and shall not be subdivided.

b) Only one building shall be erected on the said lot.

c) The transportee(s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserve unencumbered.

TO: **HARDESH NARINE** of Lot 2326 Tuschen New Housing Scheme, East Bank Essequibo.

9. **BY: GANNIS PERSAUD**, of Lot 1 Columbia Dam, Essequibo Coast, Guyana.

TRANSPORT OF:- Plots lettered 'E' and 'F', being portions of Lot lettered 'X', west of the public road, being a portion of Plantation Taymouth Manor, within the Aberdeen/Zorg-en-Vlygt Neighbourhood Democratic Council, situate on the Essequibo Coast, in the County of Essequibo, in the Republic of Guyana, the said Lot lettered 'X' containing an area

of 8.804 (eight decimal eight nought four) acres and being shown, laid down and defined on a plan by C.K. Singh, Sworn Land Surveyor, dated 24th May 1976, and recorded in the Department of Lands as plan no. 17028 and deposited in the Deeds Registry on the 28th day of October, 1993, and the said plots lettered 'E' and 'F' containing an area of 0.124 (nought decimal one two four) and 0.249 (nought decimal two four nine) of an acre respectively, being shown and defined on a plan by Colin J.H. Bowen, Sworn Land Surveyor, dated 25th July 2023, recorded in the Guyana Lands and Surveys Commission on the 25th August 2023, as Plan No. 84536 and deposited in the Deeds Registry, Essequibo on the 10th day of June 2024, no building or erections thereon.

TO: CHRISTOPHER RAMESH BISNATH and CHRISTINA MUNIRAH SAYWATTIE BRIJMOHAN-BISNATH both of Lot 211, Block 8, Mon Repos, East Coast Demerara, Guyana, **jointly.**

10. BY: SHAMSUNDAR SOOKRAM, presently of Lot 103 Radley Street, Woodbridge, Ontario L4L 8K4, Canada and also of Lot 7, Richmond Hill, Leguan, Essequibo, represented herein by his duly constituted attorney SALEEM BAKSH of Lot 7, Unity, East Bank Essequibo, by virtue of Power of Attorney executed on the 3rd November, 2023 and registered in the Deeds Registry on the 6th November, 2023 and numbered 6914/2023.

PROPERTY: FIRSTLY: Lot lettered "B" being portion of all that piece or parcel of land containing 70.482 (seventy decimal four eight two) English acres part of Plantation Tewkesbury, in the Leguan Neighbourhood Democratic Council, situate in the Island of Leguan, in the County of Essequibo, in the Republic of Guyana, the said piece or parcel of land being shown laid down and defined on a plan by James T. Seymour, Sworn Land Surveyor, dated the 7th April, 1917 and deposited in the Office of the Registrar now the Deeds Registry on the 21st day of June, 1917 and also on a plan by S.S.M. Insanally, Sworn Land Surveyor, dated the 20th June, 1941 and deposited in the Deeds Registry on the 18th May, 1942 the said lot being shown on the aforesaid plan by S.S.M. Insanally and being subject to a right of the other proprietors of the said piece or parcel of land of a way or passage on and over the dams and of drainage through the trenches within the boundaries of the said piece or parcel of land, with the buildings and erection thereon.

SECONDLY: Lot numbered 43 (forty three) being part of a piece of land 111.21 acres in area, part of Plantation Richmond Hill, situate in the Island of Leguan, County of Essequibo, in the Republic of Guyana, the said plot or parcel of land being shown as Lot "A" on a plan by E.S.E. Parker, Sworn Land Surveyor, dated the 3rd of July, 1937 and deposited in the Department of Lands and mines, as Plan made by S.S.R. Insanally, Sworn Land Surveyor, dated the 29th of November, 1952 and deposited in the Deeds Registry on the 30th January, 1958 together with the undivided rights, title and interest in and to all sides lines, dams, canals and trenches within the boundaries of the said plantation which are shown on the said plan by E.S.E. Parker, the said right, title and interest being in the said proportion to the said lines, dams, canals and trenches as the and of the said Plantation Richmond Hill, subject to the conditions that the proprietor of the said lot shall contribute a proportion of the actual necessary expenses of maintenance and drainage by way of upkeep of all kokers, trenches and by-ways of the said plantation, such proportion by the same relation to the whole expenditure as the area of the land hereby transported bears to the area of the said Plantation Richmond Hill and subject to the right of drainage through the Richmond Hill Koker giving the proprietors of Plantation Cheltenham, two-thirds of Tewkensbury and part of Amsterdam or Good Intent formerly part of Plantation Richmond aforesaid sold and transported to them by Charles Orlando Waith since 10th August, 1901, with the buildings and erection thereon.

TO: CHARLES CHOWTIE also known as CHARLES DEOWAN CHOWTIE, presently of Lot 298, Block 8, Tuschen, East Bank Essequibo, Guyana.

11. BY: KUBLALL aka Ramlall aka Anantia Kublall presently of 3685 Darla Drive, Mississauga Ontario Canada L4T2E1, Canada, herein represented by his duly constituted attorney Divya Sugrim of Lachaboo Village, East Bank Essequibo, Guyana, agreeable with Power of Attorney executed on April 16, 2022 and registered in the Deeds Registry on July 19th, 2022 - No.3957.

TRANSPORT: "Sublot lettered 'E" being a portion of the North Section of the North Portion of Plantation Lachaboo situate on the right bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana the said north section of the north portion having a façade of 32 (thirty-two) Ryhnland roods and being shown on a plan by D.N. Persaud, Sworn Land Surveyor, dated the 25th May, 1965 and deposited in the Deeds Registry on the 28th day of February, 1966 the said sublot containing an area of 2.06 (two decimal naught six) of an acre and being shown and defined on a plan by Narayan Ramsaran, Sworn Land Surveyor, dated 15th day of December, 2022 and deposited in the Deeds Registry on the 20 day of June, 2024, without the building and erections thereon the property of the transportee"

TO: DIVYA SUGRIM of Lachaboo Village, East Bank Essequibo, Guyana.

12. BY: **SOLANO O'SELMO**, and **ANGUS O'SELMO** of Lot 4080 Tuschen Housing Scheme, East Bank Essequibo.

A DEMAND FIRST MORTGAGE ON: "Lot numbered 4243 (four thousand two hundred and forty three) being a portion of Lots 1308 to 1324 all being parts of Block 8, Plantation Tuschen, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.0902 (nought decimal nought nine nought two) of an acre as shown on a Plan No. 46668 by S. Ali, Sworn Land Surveyor, dated the 2nd December, 2009, and deposited in the Deeds Registry on the 27th day of January, 2010, and on the building thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the MORTGAGOR and subject to the terms and conditions as more fully set out in full in Transport No. 547/2013 dated the 4th day of July, 2013"

SECONDLY: "All and singular the furniture, fixtures and fittings which may hereafter be situate on the firstly above described property during the existence of this mortgage, the property of the mortgagors."

TO: CITIZENS BANK GUYANA INC., a company incorporated in Guyana under the Companies Act, Chapter 89:01 and duly continued under the Companies Act 1991 whose registered office is situated at Lots 231-233 Camp Street and South Road, Lacytown, Georgetown, Demerara.

13. **BY: ABDOOL FAIAZUDEEN KHAN**, of Lot 13 Second Building Back Street, Coffee Grove, Essequibo Coast.

A FIRST MORTGAGE ON:- South half of lot numbered thirteen (13), South Section, Plantation Coffee Grove, the said lot thirteen (13) West of the Public Road situate on South half of Coffee Grove, within the Anna Regina Town Council, in the County of Essequibo, Republic of Guyana, the said Lot 13 (thirteen) being shown, laid down and defined on a plan by W.T. Fowler, Sworn Land Surveyor, dated the 12th January, 1886 and recorded in the Department of Lands and Surveys as Plan No. 10,850 and the said South half of lot 13 (thirteen) containing an area of 0.1051 (nought decimal one nought five one) of an acre and being shown on a plan by Colin J.H. Bowen, Sworn Land Surveyor, dated 28th October, 2020 and recorded in the Department of Lands and Surveys on the 6th November, 2020 as Plan No. 75579 and deposited in the Deeds Registry at Georgetown, Demerara on the 30th November, 2020 and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon, during the existence of this mortgage, the property of the mortgagor.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

14. **BY:- PITAMBER PERSAUD**, of Naamless, East Bank Essequibo

A FIRST MORTGAGE on: **Plot lettered A being portion of Plantation Naamless, situate on the Right Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said Plot A containing an area of 1.6439 (one decimal six four three nine) acres as being shown, laid down and defined on a Plan by M.S. Azam, Sworn Land Surveyor, dated 15th day of March, 2010 and recorded at the Guyana Lands and Surveys Commission, on the 27th day of September, 2016 as Plan No. 47223 and deposited in the Deeds Registry at Georgetown on the 28th day of September, 2016 and on the building and erections thereon and on all other future building and erections which may hereafter be erected during the existence of this mortgage, the property of the mortgagor.**

TO:- INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED, a company incorporated in Guyana under the provisions of the Companies Act Chapter 89:01 of the Laws of Guyana, whose registered office is situate at Lot 253-254 South Road, Bourda, Georgetown.

15. **BY: JEWAN RAM SATTOO and NALITA SATTOO**, both of Lot 1546 Block 8, Tuschen, East Bank Essequibo.

A FIRST MORTGAGE ON:- Lot numbered 1546 (one thousand five hundred and forty six) being a portion of Block numbered 8 (eight) Plantation Tuschen, situate on the East Bank of Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area of 0.0835 (nought decimal nought eight three five) of an acre as shown on a Plan No. 28843 by J.D. Harrinandan, Sworn Land Surveyor, dated 10th day of May, 1999 and deposited in the Deeds Registry at Georgetown, Demerara on the 22nd day of September, 2000 showing Lots 1 to 1625, 1627 to 1637, 1639 to 1716, 1718 to 1793, 1795 to 2122, 2124 to 2143, 2145 to 2312, 2314 to 2316, 2318 to 2348, 2350 to 2355, 2359 to 2514, 2516 to 2518, 2520 to 2588, 1794 A&B, 2123 A&B, 2356 A&B 2357 A&B, 2358 A&B and 2519 A&B all being Portions of Block 8 Tuschen, East Bank of Essequibo, the Republic of Guyana and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors, or either of them and subject to the conditions set out in full in advertisement No. 159 of 24th day of November, 2001.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New market Street, North Cummingsburg, Georgetown, Demerara.

16. **BY: DARIN MIGGINS,** of Lot 66 Ocean Gardens, West Meten-Meer-Zorg, West Coast Demerara, Guyana represented herein by his duly constituted attorney **Luan Richards** of Lot 214 Singh Street, Sisters Village, West Bank Demerara, Guyana, agreeably with Power of attorney executed and registered in the Deeds Registry on the 19th November, 2020 and numbered **5235/2020.**

TRANSPORT: Lot numbered 3427 (three thousand four hundred and twenty seven) being a portion of Block 8, Tuschen, situate on the East Bank of the Essequibo River, in the County of Essequibo, in the Republic of Guyana, the said lot containing an area 0.094 (nought decimal nought nine four) of an acre as shown on a Plan by O. Singh, Sworn Land Surveyor, dated the 21st September, 2001, and deposited in the Deeds Registry on the 1st day of April, 2011, without the building and erections thereon, the property of the said **GEORGE ANDREW GOMES** and, subject to the following terms and conditions:

a. The lot shall be used for residential purposes only and shall not be subdivided.

b. Only one building shall be erected on the said lot.

c. The building shall be constructed in accordance with plan submitted to and approved by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erection of fences, entrances and bridges shall be subject to the similar approvals.

d. The transportee (s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO: GEORGE ANDREW GOMES, of Lot 59 Public Road, Kitty, Georgetown, Guyana.

Deeds Registry, Georgetown, Demerara dated the 19th July, 2024.

A. Baksh,
Registrar of Deeds.

County of Berbice

20TH JULY, 2024

The following TRANSPORTS, MORTGAGES and LEASES are intended to be passed any day after the 3rd August, 2024.

1. BY: **GUYANA SUGAR CORPORATION INC;** a Company registered under the Companies Act, Chapter 89:01 and continued under Act 29/1991 whose registered office is situate at La Bonne Intention (LBI) Estate, East Coast Demerara, Guyana.

TRANSPORT OF:- Block lettered 'B' being a portion of Plantation Lot No. 3 Blairmont, situate on the Left Bank of the Berbice River, in the County of Berbice and Republic of Guyana, the said Block lettered 'B' containing an area of 211.98 (two hundred and eleven decimal nine eight) acres being shown on a Plan by S. Ali, Sworn Land Surveyor, dated the 6th June 2022, and recorded in the Guyana Lands and Surveys Commission on the 14th July 2022 as Plan No. 80833, and deposited in the Deeds Registry at Georgetown, Demerara, on the 25th day of April, 2024, no building thereon.

TO: **THE CENTRAL HOUSING AND PLANNING AUTHORITY,** A Body Corporate incorporated under the provisions of the Housing Act, Chapter 36:20 of the Laws of Guyana, with its registered office at Lot 41 Brickdam & United Nations Place, Stabroek, Georgetown, Guyana.

2. BY: **THE CENTRAL HOUSING AND PLANNING AUTHORITY** A Body Corporate incorporated under the provisions of the Housing Act, Chapter 36:20 of the Laws of Guyana, with its registered office at Lot 41 Brickdam & United Nations Place, Stabroek, Georgetown, Guyana.

TRANSPORT OF:- Parcel 238, (formerly Block lettered 'B') being portion of Plantation Lot No. 3 Blairmont, or Area other than Land Registration Area Block No. 'XV', Zone: Berbice River West, in the county of Berbice and Republic of Guyana, the said Block lettered 'B' Plantation Lot No. 3 Blairmont, containing an area of 211.98 (two hundred and eleven decimal nine eight) acres being shown on a Plan by S. Ali, Sworn Land Surveyor, dated the 6th June 2022 and recorded in the Guyana Lands and Surveys Commission on the 14th July 2022 as Plan No. 80833 and deposited in the Deeds Registry at Georgetown, Demerara, on the 25th day of April, 2024, the said Parcel 238 containing an area of 211.98 (two hundred and eleven decimal nine eight) acres being shown on a Plan by S. Ali, Sworn Land Surveyor, dated 22nd August, 2022 and recorded in the Guyana Lands and Surveys Commission on the 8th September, 2022 as Plan No. 81371 and deposited at the Land Registry, at Georgetown, on the 26th day of April, 2024, no building thereon.

TO: **THE CENTRAL HOUSING AND PLANNING AUTHORITY,** A Body Corporate incorporated under the provisions of the Housing Act, Chapter 36:20 of the Laws of Guyana, with its registered office at Lot 41 Brickdam & United Nations Place, Stabroek, Georgetown, Guyana, as the registered proprietor under the Land Registry Act, Chapter 5:02.

3. BY: THE REGISTRAR OF DEEDS OF GUYANA acting herein pursuant to an Order of the High Court of the Supreme Court of Judicature of Guyana made, on the 29th day of September, 2023 in Application No. 2023-HC-BER-CIV-FDA-233.

TRANSPORT OF: "Eight undivided twenty first parts or share of and in the following:-
West half of lot numbered 45 (forty-five) Section A, Ulverston, in the Hogstye Lancaster Local Government District, situate on the Corentyne coast, in the county of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by S.S.M. Insanally, Sworn Land Surveyor, dated 14th day of December, 1927 and deposited in the Deeds Registry, New Amsterdam, Berbice on the 19th day of December, 1928, without the building thereon, the property of PATRICIA ANNE GRAY".

To: PATRICIA ANNE GRAY, of Lot 45 Ulverston Village, Corentyne, Berbice.

4. BY: JENNEFA SINGH, of Lots 4 and 5, West Public Road, No. 63 Village, Corentyne, Berbice. TRANSPORT OF: House lots numbered 29 (twenty nine) and 30 (thirty), Section B, in Lot No. 68 Village in the Upper Corentyne Local Government District, situate on the Corentyne coast, in the county of Berbice, Republic of Guyana, the said lots being laid down and defined on a plan by J.L. Yhap, Sworn Land Surveyor, dated the 10th day of July, 1950 and duly deposited in the Deeds Registry at New Amsterdam, Berbice, on the 29th day of September, 1950, no building thereon.

TO AND IN FAVOUR OF: DOODNAUTH PERSAUD, of Lot 28 Old Road, No. 63 Village, Corentyne, Berbice.

5. BY: ONEKA THETCHAYA BENNETT, of Lot 39 Section 8, Liverpool, Corentyne, Berbice.

TRANSPORT OF: "East half of lot numbered 33 (thirty three) section A, western half of Liverpool, in the Hogstye Lancaster Local Government District, situate on the Corentyne coast, in the county of Berbice, Republic of Guyana, the said lot being shown on a plan by H.O. Durham, Sworn Land Surveyor, dated the 25th day of October, 1927, and deposited in the Deeds Registry at New Amsterdam, Berbice, on the 20th day of June, 1929, with the undivided right, title and interest in and to the undivided lands in section A, of the east and west halves of Liverpool, the said section A, being laid down and defined on the aforesaid plan, the right, title and interest being in the same proportion to the whole area of section A, as the area of the lot herein described bears to the whole area of the aforesaid Liverpool, no building thereon

TO: the said ONEKA THETCHAYA BENNETT and NICHOLAS ALANZO CORLETTE, both of Lot 39 Section 8, Liverpool, Corentyne, Berbice, jointly.

6. BY: PREM DAS EUMNATH also known as Premdat Premnauth also known as Prem Eumnath businessman of Lot 26 Grant 1804, Crabwood Creek, Corentyne, Berbice, represented herein by his duly constituted attorney Balram Sukhraj, of Lot 18 Grant 1806, Crabwood Creek, Corentyne, Berbice, agreeable with Power of Attorney executed on the 24th day of April, 2024, and duly registered at Deeds Registry New Amsterdam, Berbice, on the 30th day of April, 2024 and numbered 984 of 2024 (Berbice).

TRANSPORT OF: "House lot numbered 26 (twenty six), section A, east of the public road, being a portion of Grant No. 1804, Crabwood Creek, in the Crabwood Creek Moleson Village District, situate lying and being on the left bank of the Corentyne river in the county of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by J.L Yhap and D.M Edghill, Sworn Land Surveyors, dated the 25th day of November 1948, and deposited in the Deeds Registry at New Amsterdam, Berbice, on the 11th day of December, 1948, no building thereon."

TO: JASSODRA EUMNATH, housewife, and PREM DAS EUMNATH also known as Premdat Premnauth known as Prem Eumnath, businessman, both of Lot 26 Grant 1804, Crabwood Creek, Corentyne, Berbice, jointly.

7. BY: MOSES REYNOLD HICKES, of Lot 18 Reef Section, Rose Hall Town, Corentyne, Berbice, represented herein by his duly constituted attorney James Andrew Hicks, of Lot 480 Swamp Section, Rose Hall Town, Corentyne, Berbice, agreeably with Power of Attorney executed on the 31st of January, 2024 and duly registered at the Deeds Registry, New Amsterdam, Berbice, on the 5th of February, 2024 and numbered 324 of 2024 (Berbice).

TRANSPORT OF: "Cultivation lot numbered 45 (forty five), Section F, Rose Hall Town, situate on the Corentyne, in the county of Berbice, Republic of Guyana, the said lot being shown, laid down and defined on a plan by S.S. Insanally, Sworn Land Surveyor, dated the 15th August, 1930 and deposited in the Deeds Registry at New Amsterdam, Berbice, on the 1st of August, 1931, no building thereon"

TO: the said JAMES ANDREW HICKS, of Lot 480 Swamp Section, Rose Hall Town, Corentyne, Berbice.

8. BY DIETREE BISRAM also known as Dietree also known as Dorothy, of 12403 135th Avenue, South Ozone Park, New York 11420, United States of America, represented herein by her duly constituted

attorney Vinceremos Lenison Dookee, of Lot 21 Section B, Cromarty Farm, Corentyne, Berbice, agreeably with Power of Attorney executed before a Notary Public at New York, United States of America, on the 20th May, 2024 and executed before a Notary Public in the county of Berbice, Republic of Guyana, on the 20th day of June, 2024 and registered in the Deeds Registry at New Amsterdam, Berbice, on the 21st day of June, 2024 and numbered 1365 of 2024 (Berbice)

TRANSPORT OF: House lot numbered 6 (six) Section B, being portion of Lot No. 58, in the Upper Corentyne Local Government District, situate on the Corentyne coast, in the county of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by J.L. Yhap, Sworn Land Surveyor, dated the 18th day of May, 1945, and duly deposited in the Deeds Registry at New Amsterdam, Berbice, on the 17th day of February, 1950, no building thereon.

TO AND IN FAVOUR OF: RADESH BISNAUTH and KAMLAWATIE DEVI BISNAUTH, the wife of the said Radesh Bisnauth, to whom she was only once legally married after the 20th day of August, 1904, both of 10327 115th Street, F1. 1, South Richmond Hill, New York, 11419, United States of America, Jointly.

9. CHRISDAT PITAMBER, of 46 Cox Cresent Brampton Ont. L6X. 3G6, Canada, represented herein by his duly constituted attorney Raywan Sedatt, of Lot 47 West Public Road, Palmyra, East Coast, Corentyne, Berbice, agreeably with Power of Attorney executed on the 21st day of August, 2023, and registered in the Deeds Registry, New Amsterdam, Berbice, on the 23rd day of August, 2023, and numbered 1787 of 2023(Berbice).

TRANSPORT OF: One undivided eighth part or share of and in the following: west half of lot numbered 5 (five) Section B, part of the western half of Warren or Lot No. 21, in the East Coast Berbice Village District, situate on the Corentyne coast, of the county of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by M.P. Hastings, Government Surveyor dated the 1st day of December, 1917, and duly deposited in the Deeds Registry at New Amsterdam, Berbice, on the 23rd day of December, 1918, and the undivided right, title and interest in Section A, the said Section A, being laid down and defined on the aforesaid plan, the said right, title and interest being in the same proportion to the whole area of Section A, as the area of the property herein transported bears to the whole area of the aforesaid half of Warren, no building thereon.

TO: KRISHNA FREDERICK APPIAH, and KHRISNAPALI APPIAH, both of 1717 Melville St. Bronx, NY 10460, United States of America, Jointly

10. BY: DEORAM SOOKHAI, pensioner, of Suite 95-250 John Garland Blvd, Etobicoke, Ontario, M9V 1N8, Canada, represented herein by his duly constituted attorney Hookumchand Sookhai, of Lot 88 Section B, No. 66 Village, Corentyne, Berbice, agreeably with Power of Attorney executed at Toronto Canada, on the 11th day of May, 2023, and on the 21st day of June, 2023, at New Amsterdam Berbice, respectively and registered at the Deeds Registry, New Amsterdam, Berbice, on the 6th day of July, 2023, and numbered 1415 of 2023 (Berbice).

TRANSPORT OF: House lots numbered 73 (seventy-three), and 147 (one hundred and forty-seven), section B, in Lot No. 60 in the Upper Corentyne Local Government District, situate on the Corentyne coast, in the county of Berbice, Republic of Guyana, the said lots being shown on a plan by J. L. Yhap, Sworn Land Surveyor, dated the 18th May, 1945, and deposited in the Deed Registry at New Amsterdam, Berbice, on the 17th February, 1950, without the building thereon situated on western half of lot numbered 73 (seventy-three) the property of the SOOKRAJ SOOKHAI.

TO: SOOKRAJ SOOKHAI, pensioner, of Lot 73 Section B, No. 60 Village, Corentyne, Berbice.

11. BY: **MAHESHREE MASIHDAS also known as Maheshree Masih Das**, of 24725 91st Avenue Bellerose, New York, 11426, represented herein by her duly constituted attorney **Vishwamintra Persaud**, of Lot 55 'C' Bush Lot Village, West Coast, Berbice, agreeably with Power of Attorney executed on the 7th day of November, 2022, and registered in the Deeds Registry at Georgetown, Demerara, on the 8th day of November, 2022 and numbered 6305 of 2022 (Demerara).

TRANSPORT OF: House lot numbered 55 (fifty five), section C, and cultivation lot numbered 242 (two hundred and forty two), section H, Bush Lot, in the Naarstigheid Union Local Government District, situate on the west coast of the county of Berbice, Republic of Guyana, the said lots being shown on a plan by F. Fowler, Sworn Land Surveyor, dated the 6th February, 1902, and duly deposited in the Deeds Registry, New Amsterdam, Berbice, on the 6th day of February, 1902, with the building and erections thereon.

TO: the said **VISHWAMINTRA PERSAUD** of Lot 55 'C' Bush Lot Village, West Coast Berbice.

12. BY: **DESMOND HERMAN YOUNGE, of Lot 42 Adelphi Village, East Canje, Berbice,**

A DEMAND FIRST MORTGAGE ON Lot numbered 31 (thirty one), section B, a portion of Adelphi Village, situate on the right bank of the Canje Creek, in the county of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by S.S. Insanally, Sworn Land Surveyor, dated the 27th day of January, 1928, and duly deposited in the Deeds Registry on the 25th day of July, 1928, and the undivided right, title and interest in and to all the reserves, sideline dams, canal and trenches within the boundaries of Adelphi Village, which are laid down and defined on the aforesaid plan, the said right, title and interest being in the same proportion to the reserves, sideline dams, canal and trenches aforesaid as the area of the lot hereby transported bears to the whole area of the aforesaid Adelphi Village, no building thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage the property of the Mortgagor"

TO: **REPUBLIC BANK (GUYANA) LIMITED**, a bank incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01 and duly continued under Act 1991 whose registered office is situate at 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara, Guyana.

13. **BY:** SETON RODERICK MC CALMON of Five Islands, St. Johns Antigua, and also of Lot 157 Section B, No. 22 Bel Air, West Coast, Berbice, represented herein by his duly constituted attorney Renai Statshier Eletha MC Almont, of Lot 20A Onderneeming, West Coast, Berbice, agreeably with Power of Attorney executed on the 29th day of January, 2024 and duly registered at the Deeds Registry at New Amsterdam Berbice, on the 30th day of January, 2024 -No. 234/2024.

FIRST MORTGAGE ON: House lot numbered 157 (one hundred and fifty-seven), Section B, being portion of the eastern half of Lot No. 22 or Bel Air, in the Naarstigheid Union Local Government District, situate on the west sea coast, in the County of Berbice, Republic of Guyana, the said lot being laid down and defined on a plan by J.L. Yhap, Sworn Land Surveyor, dated the 5th day of November, 1952, and deposited in the Deeds Registry at New Amsterdam Berbice, on the 17th day of June, 1953, and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage the property of mortgagor.

TO: THE NEW BUILDING SOCIETY LIMITED: a body Corporate incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at Lot 1 North Road and Avenue of the Republic, Georgetown, Demerara.

14. **BY:** KEVIN RAMKRIPAL and SHIVANI RAMKRIPAL both of Lot 93 Plantation Hope, Bath, West Coast Berbice, Guyana.

FIRST MORTGAGE ON: Lot numbered 94 (ninety-four) portion of Block numbered 19 (nineteen), being a portion of area 'B' being a part of Hope or lot No. 15 situate on the west coast of the Berbice river, in the county of Berbice, Republic of Guyana, the said Block numbered 19 (nineteen) containing an area of 9.9608 (nine decimal nine six nought eight) acres, and being shown laid down and defined on a plan by A. Sookram, Sworn Land Surveyor, dated the 2nd day of August, 1996 and recorded in the Department of lands and Surveys as Plan No. 26444 and deposited in the Deeds Registry at Georgetown, on the 9th day of February, 1999, the said lot containing an area of 0.115 (nought decimal one one five) of an acre, and being shown laid

down and defined on a plan by Dwarka Ramkarran, Sworn Land Surveyor, dated the 21st day of June, 1995 and recorded at the Department of lands and Surveys on the 14th day of August, 1995 as Plan No. 25517, and deposited in the Deeds Registry, on the 24th day of June, 2022, and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors and subject to the terms and conditions as more fully described in Transport No. 920 dated the 22nd day of December, 2022.

TO: THE NEW BUILDING SOCIETY LIMITED: a body Corporate incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at Lot 1 North Road and Avenue of the Republic, Georgetown, Demerara.

Deeds Registry, Georgetown, Demerara dated the 19th July, 2024.

A. Baksh,
Registrar of Deeds.

County of Demerara

20TH JULY, 2024

The following TRANSPORTS, MORTGAGES and LEASES are intended to be passed any day after the 3rd August, 2024.

1. BY: **A & S GENERAL CONTRACTORS INC.,** a Company duly incorporated under the provisions of the Companies Act, 89:01 and continue under the Companies Act, No 29 of 1991, Laws of Guyana, with registered office situate at Plantation Klyzenaar, De Hoop Branch Road, Mahaica, East Coast Demerara, Guyana.

TRANSPORT OF: Lot numbered 87 (eighty-seven) being portion of Section 'D', being portion of tract lettered "AR" comprising of lots numbered 2 (two) and 3 (three), part of Plantation Gorchum, and the western portion of Plantation Wilhelmina, in the Woodlands-Farm Local Government District, situate on the east bank of the Mahaica river, in the County of Demerara, in the Republic of Guyana, the said lot numbered 2 (two) being shown and defined and shaded in green and the said lot numbered 3 (three) being shown and defined and shaded in orange on a plan by Surgeen A. Nehaul, Sworn Land Surveyor, dated the 23rd June, 1954, and deposited in the Deeds Registry at Georgetown on the 13ths June, 1955, with a right of ingress, egress and regress over the dam leading from the public road to the reserve dam, the said western portion of Plantation Wilhelmina bounded on the north by Plantation Gorchum on the south by the Public Road on the east by the railway reserve and on the west by the Mahaica river, the said tract, section 'D' and the said lot numbered 87 (eighty-seven) containing an area of 0.115 (nought decimal one one five) of an acre being shown on a plan by Bharat Kawall, Sworn Land Surveyor, dated 13th July, 2020, recorded in the Guyana Lands and Surveys Commission on the 5th August, 2020 as Plan No. 74804, and deposited in the Deeds Registry, Georgetown on the 12th January, 2021, no building and erections thereon, and subject to the following conditions, namely:-

(a) The lot shall be used for residential purposes only and no more than 1 (one) building shall be erected thereon. The purchaser(s) shall also construct at their own expense a septic tank for the disposal of sewage to which the design must be submitted and approved by the vendor;

(b) The purchaser(s) shall be solely responsible for the cost of security of the building site and for any damage done to the infrastructural works caused by them, their employees and/or agents;

(c) The lot shall not at any time be subdivided, sold, or leased except as a whole lot;

(d) No cattle, pigs, donkeys, mules, sheep or horses shall be kept on the lot and no stable, pigsty, cow pen, or byre shall be erected thereon;

(e) No poultry whatsoever shall be kept on the lot except for the purpose of being killed and used for food within a reasonable period, to cause any nuisance or annoyance to other property in the area;

(f) The purchaser(s) shall not place any building material such as white sand, aggregate, nor waste on the road shoulders, road, nor reserve and shall keep such on the lot until used or disposed of.

(g) The Purchaser shall keep all lots and parpets clean and have the grass thereon regularly trimmed.

(h) Should the purchaser fail to keep in compliance with the clauses above, the Vendor shall pay the necessary cost for any work done after which the bill will be sent to the Purchaser to be settled.

(i) If at the time at the passing of the transport the Purchaser fails to come up with the final payment, the Vendor will then reimburse the deposit — minus costs to the Purchaser and rescind all documents pertaining to this transaction.

(j) Before construction begins, the Purchaser must submit a methodology plan for construction in order to not cause any blockage of roadways, dumping of building mayerial or white sand on roadways, etc.

TO: **RECARDO DWAIN PHILLIPS,** of Lot 2 Airy Hall, Mahaicony, East Coast Demerara, Guyana, JOINTLY.

2. **BY: FAIZAL ALLI** and **MANSOOR ATIQ ALLI,** both of Lot 83 Mon Repos, East Coast Demerara.

A SECOND MORTGAGE ON: Lots numbered 351 (three hundred and fifty-one), 352 (three hundred and fifty-two), 353 (three hundred and fifty-three), 354 (three hundred and fifty-four), 355 (three hundred and fifty-five) and 356 (three hundred and fifty-six) all being parts of section 'A' Triumph Backlands, Triumph, within the Beterverwagting-Triumph Local Government District, situate on the East Coast, in the County of Demerara, in the Republic of Guyana, the said lots 351 (three hundred and fifty-one), 352 (three hundred and fifty-two), 353 (three hundred and fifty-three), 354 (three hundred and fifty-four), 355 (three hundred and fifty-five) and 356 (three hundred and fifty-six) containing areas of 0.454 (nought decimal four five four), 0.434 (nought decimal four three four), 0.443 (nought decimal four four three), 0.437 (nought decimal four three seven), 0.446 (nought decimal four four six), 0.460 (nought decimal four six nought) of an acre respectively all being shown on a plan by L.L Rutherford, Sworn Land Surveyor dated the 5th day of November, 2018 and recorded at the Guyana Lands and Surveys Commission on the 16th day of November, 2018 as Plan No. 70656 and deposited in the Deeds Registry at Georgetown on the 6th day of September, 2022 and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors, or either of them.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

3. **BY:** PRINCE BARKER AND INGRID BARKER of Lot 446 Soesdyke Back Road, East Bank Demerara, Guyana.

TRANSPORT OF:- "Sublot 15A (fifteen A) and 16A (sixteen A) containing areas of 0.2118 (nought decimal two one one eight) and 0.1706 (nought decimal one seven nought six) of an acre respectively being portions of cultivation Lots 8 (eight) and 9 (nine) Soesdyke/Coverden Local Government District situate on the right bank of the Demerara River, in the County of Demerara and in the Republic of Guyana, the said lots 8 (eight) and 9 (nine) being shown on a plan by J.L. Yhap, Sworn Land Surveyor dated 24th April, 1948 and duly deposited in the Deeds Registry at Georgetown on the 25th January, 1949, the said sublots being laid down and defined on a plan by V.H. Mc Lennan, Sworn Land Surveyor, dated 20th May, 1998 and recorded in the Department of Lands and Surveys on the 29th June, 1998 as plan No. 29013 and deposited in the Deeds Registry on the 7th October, 1999, and subject to a Life Interest in favour of INGRID BARKER.

TO: BREANNA ENID BARKER, SCHNOVEY TISHAWNNA BARKER, MICHAEL KEN BARKER and VANESSA ALICIA BARKER, all of lot 1335 Park Avenue, Plainfield, New Jersey 07060, United States of America, and Sojourning at lot 447 Back Road Soesdyke, East Bank Demerara, Guyana,

4. BY: **MICHAEL HORATIO BENFIELD** of Lot 14 Public Road Golden Grove, East Coast Demerara, Guyana represented herein by his duly constituted Attorney Michael Andrew Barton Benfield of Lot 14 Public Road Golden Grove, East Coast Demerara, Guyana agreeably with Limited Power of

Attorney executed on the 17th day of May, 2024 and registered in the Deeds Registry at Georgetown, on the 20th day of May, 2024 and No. 2972/2024.

TRANSPORT OF: West half of a strip of land situate to the South of the Public Road and lying between the said Public Road and the southern façade of lot numbered 14 (fourteen) Section A Golden Grove, in the Grove/Haslington Local Government District, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said lot being shown on a plan by A.J. Alcorn, Sworn Land Surveyor dated the 28th day of November, 1873 and deposited in the Deeds Registry at Georgetown on the 23rd day of December, 1874 and the said West half of the said strip of land containing an area of .126 (decimal one two six) of an acre and being shown on a plan by E.S.E. Parker, Sworn Land Surveyor dated the 18th day of July, 1953 and deposited in the Deeds Registry aforesaid on the 18th day of June, 1956 with the building and erections thereon and subject to a Lease for a term of 999 (nine hundred and ninety nine) years, in respect of the West half of the West half of the said strip of land executed in favour of Harold English on the 18th day of March, 1963-No.34.

TO: **MICHAEL ANDREW BARTON BENFIELD** of Lot 14 Public Road Golden Grove, East Coast Demerara, Guyana.

5. BY: THADDEUS BETHEL also known as Thaddeus Bethel Junior, of 40 Atlantic Gardens, East Coast Demerara, THEOPHILUS BETHEL of Mt Gay, St. Georges, Grenada and KIM CATHERINE BETHEL MITCHELL also known as Kim Bethel, of Calivigny, St. George's Grenada, represented herein by their duly constituted attorney Thaddeus Bethel of 40 Atlantic Gardens, East Coast Demerara, by virtue of Power of Attorney executed on the 5th day of April, 2024 and registered in the Deeds Registry at Georgetown on the 17th day of April, 2024 and numbered 2303/2024, KATHLEEN HOHENKIRK of 913 Bella Vista, Belize City, Belize, Central America, NIKITA HOHENKIRK of 913 Bella Vista, Belize City, Belize, Central America, JENNIVE THERESA ALEXANDER also known as Jenevieve Alexander of 532 Crusade Circle, Conway, South Carolina, 29526, United State of America, represented herein by her duly constituted attorney Thaddeus Bethel of 40 Atlantic Gardens, East Coast Demerara, by virtue of Power of Attorney executed on the 26th day of March, 2024 and registered in the Deeds Registry at Georgetown on the 5th day of April, 2024 and numbered 2057/2024 and TOMMIE BETHEL of 29 Independence Ave, Rose Hall Town, Corentyne, Berbice, Guyana, represented herein by his duly constituted attorney Thaddeus Bethel of 40 Atlantic Gardens, East Coast Demerara, by virtue of Power of Attorney executed on the 4th day of April, 2024 and registered in the Deeds Registry at Georgetown on the 5th day of April, 2024 and numbered 2058/2024.

PROPERTY: Sub-lot lettered 'S' part of lot numbered 109 (one hundred and nine) North Cummingsburg, in the City of Georgetown, in the county of Demerara, Guyana, with the buildings and erections thereon, save and except the building and erections situate on sub-lot lettered "B" part of the said sub-lot lettered "S", and subject to a lease for the term of 999 (nine hundred and ninety-nine) years in respect of the said sub-lot lettered "B" passed in favour of Rudolph Singh on the 21st day of February, 1968 NO. 46 and also subject to a right of way in favour of the proprietors or occupiers of sub-lot lettered "T", "K", "X" and "Y" over and along a strip of and 4 (four) feet wide running along and within the northern boundary of the said sub-lot lettered "S" and leading to Carmichael Street, and also subject to a right of way in favour of the proprietors or occupiers of the said sub-lot lettered "T" over and along a strip of land 4 (four) feet in width running along and immediately outside of the southern boundary of the said sub-lot lettered "B" and leading to Carmichael Street, the said sub-lots lettered "S", "T", "X" and "Y" and the first- described strip of land being shown on a plan by S.S.R. Insanally, Sworn Land Surveyor, dated the 10th day of May, 1967, and deposited in the Deeds Registry at Georgetown, Guyana, on the 7th day of December, 1967, and the said sub-lots lettered "B" and "K" and the secondly described strip of land being shown on a plan by the said SSR Insanally Sworn Land Surveyor,

dated the 21st day of August, 1967, and deposited in the Deeds Registry at Georgetown on the 7th day of December, 1967.

TO: WOODLANDS LTD., a Company duly incorporated under the Companies Act 1991 of the Laws of Guyana with its registered office situate at 110-111 Carmichael Street, North Cummingsburg, Georgetown.

6. BY: **ALAIN BENYACAR also known as Abraham Alain Benyacar** of 50-52 Hoveniersstraat 2018 Antwerpen, Belgium and also of 21 New Haven, Bel Air, Georgetown, represented herein by his duly constituted Attorney Duilio Ribeiro Braga Junior agreeably with Power of Attorney executed on the 27th day of June, 2022 and registered at the Deeds Registry, Georgetown, on the 29th day of June, 2022 - No. 3590/2022.

Transfer of Lease: FIRSTLY: "All the rights, title and interest of the Transferor in and to the remainder of an unexpired term of Lease for 999 (nine hundred and ninety-nine) years executed and commencing from the 22nd day of October, 1956, No. 387 in respect of Sublot lettered "B" being part of the west half of lot numbered 288 (two hundred and eighty-eight) Middle and Thomas Streets, South Cummingsburg, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said sublot "B" being shown on a plan by S.S.R. Insanally, Sworn Land Surveyor dated 9th July, 1956 and deposited in the Deeds Registry at Georgetown on the 19th day of September, 1956.

SECONDLY: the building and erections thereon.

TO: **DAIKOKUTEN (GUYANA) INC.** a company duly registered under the Companies Act of Guyana 29 of 1991 and whose registered office is at Lot 288 Middle Street and Thomas Streets, South Cummingsburg, Georgetown.

7. BY: **ERROL BERESFORD BHOLA** and **YVONNE CLAUDETTE BHOLA** both of Lot 1425 NE 139 Street, North Miami, Florida, 33161, United States of America.

TRANSPORT OF: **Lot numbered 211 (two hundred and eleven) containing an area of 4539.00 (four thousand five hundred and thirty nine decimal nought nought) square feet being part of Block C, a portion of a tract of Government Land situate and lying to the east of Lodge in the city of Georgetown, in the county of Demerara in the Republic of Guyana, the said Block and the said lot being shown laid down and defined on a plan by T. Singh, Sworn Land Surveyor, dated 20th February, 1975 and deposited in the Deeds Registry at Georgetown on the 13th day of May, 1975 with the building and erections thereon and subject to the following condition, namely:**

(a) Only one building shall be constructed on the said lot and the said building shall be used for residential purposes only."

TO: **GRACE BEVERLEY BHOLA,** Lot 1425 NE, 139 Street, North Miami, Florida, 33161, United States of America.

8. **BY: THOMAS AGUSTUS BOLLERS** (Junior) of Lot 10 Fellowship, West Coast Demerara, Guyana.

TRANSPORT OF: West half of Lot numbered 4 (four), west of the public road, section E, Fellowship, in the Blankenburg-Hague Village District, situated on the west sea coast of the county of Demerara, Republic of Guyana, as shown on a diagram by Henry Rainsford, Sworn Land Surveyor, dated 30th October, 1845, and deposited in the Deeds Registry at Georgetown on 27th July 1846, no building thereon.

TO: PATRICK THOMPSON and **MARCELLA THOMPSON** both of Lot 279 Republic Park, East Bank Demerara, Guyana, **Jointly.**

9. BY: **KERK LEBRON CAMPBELL** and **MACADA ONIECA CAMPBELL,** of Lot 1801 Festival City, North Ruimveldt, Georgetown.

A DEMAND SECOND MORTGAGE ON: FIRSTLY: "Lot numbered 1954 (one thousand nine hundred and fifty-four) being part of Lot numbered 1 (one) Section C being a portion of block X being portion of Great Diamond, in the Golden Grove Diamond Place Local

Government District situate on the East Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana the said block 'X containing an area of 678.3412 (six hundred and seventy-eight decimal three four one two) acres as shown laid down and defined on a plan by M.E. Rafiek, Sworn Land Surveyor dated the 14th day of June, 1996 and deposited in the Deeds Registry at Georgetown on the 18th day of June, 1999, the said lot numbered 1954 (one thousand nine hundred and fifty-four) containing an area of 0.0845 (nought decimal nought eight four five) of an acre as shown on Plan No. 31741 by D. Ramkarran, Sworn Land Surveyor dated the 26th day of October, 2001 and deposited in the Deeds Registry at Georgetown, Demerara on the 5th day of June, 2002, and on the building and erections and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor and subject to the terms and conditions as more fully set out in Transport dated 11th day of December, 2023, No. 1994 of 2023

SECONDLY ON: All and singular the furniture, fixtures, and fittings which may hereafter be situate on the firstly above described property during the existence of this mortgage, the property of the mortgagors.

TO: CITIZENS BANK GUYANA INC., a company incorporated in Guyana under the Companies Act, Chapter 89:01 and duly continued under the Companies Act 1991 whose registered office is situate at Lots 231-233 Camp Street and South Road, Lacytown, Georgetown, Demerara, Guyana.

10. **BY: KIMBERLY CAVE,** both of Lot 1149 Section 'A' Block 'X' Great Diamond, East Bank Demerara

A FIRST MORTGAGE ON: FIRSTLY:- Lot numbered 1149 (one thousand one hundred and forty nine) Section 'A being a Portion of Block X' being a portion of Great Diamond, situate on the East Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said Block X, containing an area of 678.3412 (six hundred seventy-eight decimal three four one two) acres as shown laid down and defined on a Plan by M.E. Rafiek, Sworn Land Surveyor, dated the 24th day of July, 1997 and deposited in the Deeds Registry on the 1st day of February, 1999, the said lot 1149 (one thousand one hundred forty nine) containing an area of 0.1639 acres as shown on Plan No. 22821 by T.P. Lilboy Benny, Sworn Land Surveyor, dated 10th April, 1999 and deposited in the Deeds Registry at Georgetown, Demerara, on the 31st day of March, 2000, and subject to the terms and conditions as more fully described in Transport No. 489 dated the 24th day of February, 2004.

SECONDLY:- no building and erections thereon, but on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor.

TO: GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED, a Credit Union registered under the Co-operative Societies Act Cap. 88.01, Registration No. 849 and whose registered office and place of business is situated at Lot 45 Hadfield Street, Freeburg, Georgetown, Demerara.

11. BY: **Yuri Chakalall,** of 6900 Bay drive, Apt 6J, Miami Beach FL 33141 United States of America, the executor of the estate of BISESSAR CHAKALALL also known as Chakalall, deceased, Probate whereof was granted to him, on the 29th day of October, 2012, by the Supreme Court of Judicature High Court of Justice, Island of Barbados, No. 507 of 2010, sealed by an Order of Court dated the 15th September, 2023 and numbered 2023-HC-DEM- EST-814, represented herein by **Pooran Chakalall,** of Lot 19 Chateau Margot, East Coast Demerara, Guyana, agreeably with Power of Attorney executed on the 31st day of March, 2017 and registered at the Deeds Registry on the 5th day of April, 2017, No. 2168 of 2017.

TRANSPORT OF: Sub-lot numbered 10 (ten) being part of lot numbered 6 (six), Area "A", known as "Kersaint Park", Plantation La Bonne Intention in the La Bonne Intention-Better Hope Village District, situate on the east sea coast of the county of Demerara in the Republic of Guyana - the said lot numbered 6 (six) being laid down and defined on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated 17th June, 1960 and deposited in the Deeds

Registry at Georgetown on the 4th day of April, 1961, the said lot lettered 10 (ten) containing an area of 0.2531 (nought decimal two five three one) of an acre and being shown on a plan by Harnandan Singh, Sworn Land Surveyor, dated 25th March, 1964, and deposited in the Deeds Registry aforesaid on the 1st day of October, 1965, together with one undivided fourteenth part or share of and in one undivided twentieth part or share of and in the roads, drains and reserves as shown on the said plan by I. Sheer Mohamed, Sworn Land Surveyor, and also one undivided fourteenth part or share of and in the roads, drains and reserves in the said lot 6 (six) together with one undivided fourteenth part or share of and on one undivided twentieth part or share on and in the block of land containing an acre of 0.1801 (decimal one eight nought one) acre and marked "Resd. for Public Open Space" as shown on the aforesaid plan by Harnandan Singh, Sworn Land Surveyor, no buildings and erections thereon, and subject to the following easements, rights, benefits, stipulations, restrictions and obligations with intent that the same shall run with and be binding upon Plantation La Bonne Intention, cum annexis, (hereinafter referred to as "the Estate") and the said sublot every part thereof into whosoever hand the same may come, namely:-

(a) The said sub-lot shall be used for residential purposes only.

(b) No cattle, pigs, donkeys, mules, sheep or hoses shall be kept on the said sub-lot and no stable, pigsty, cow-pen or byre shall be erected thereon.

(c) No shop, factory, manufacture, trade, industry, business or profession of any kind whatsoever shall be carried on on the said sub-lot and no advertisement shall be erected or exhibited thereon except with the permission of the Le Ressouvenir Estate Limited, in writing and no application for the consent by the Ressouvenir Estates Limited in the respect of any shop, factory, manufacture, trade, industry, business or profession of an offensive, noisome, noxious, or dangerous nature will be considered.

(d) The said sub-lot shall not be sub-divided.

(e) The Guyana Electricity Corporation and their successors and assigns shall have the right to erect and maintain in Kersaint Park posts or standards for the support of electrical wires and a right of access at all reasonable times to the posts and wires whenever necessary for the purpose of inspecting, renewing, replacing and repairing the same.

TO: **YURI CHAKALALL,** of 6900 Bay drive, Apt 6J, Miami Beach FL 33141 United States of America.

12. **BY: LEANA STACY CHEE-A-TOW** of Lot 126 Bagotville, West Bank Demerara, Guyana

TRANSPORT OF: "South half of the south half of Lot numbered 2 (two) being part of the front portion of Cornelia Ida, in the Cornelia Ida-Stewartville Village District, situate on the West Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said lot being shown and defined on a plan by J.T. Seymour, Sworn Land Surveyor and deposited in the Deeds Registry at Georgetown on the 25th day of June, 1910, the said south half of the South half of lot 2 (two) containing an area of 0.0893 (nought decimal nought eight nine three) of an acre and subject to a Right of Way measuring 6' (six) feet in width running along and within the eastern boundary of the aforesaid lot and leading to the Public Road as shown and defined on a plan by O. Singh, Sworn Land Surveyor dated the 11th day of February, 1993 and recorded at the Guyana Lands and Surveys Commission as Plan No. 24320 and deposited in the Deeds Registry at Georgetown on the 9th day November, 2011, with the building and erections thereon"

TO: JIANFU YU and AIZHEN CHEN of Lot 19 Public Road, Cornelia Ida, West Coast Demerara, Guyana, Jointly.

13. BY: **Tariq Mustafa Ahmed Dakhil,** of Lot 931 Section A, Block X, Great Diamond, East Bank Demerara, Republic of Guyana, in his capacity as the executor of the estate **MICHELLE DAKHIL** also known as **Michelle Mari Dakhil,** deceased, whereof

Probate was granted to him by the High Court of the Supreme Court of Judicature of Guyana, on the 28th day of September, 2018, No. 2018-HC-DEM-EST-667.

Transport of: Lot numbered 931 (nine hundred thirty one) Section 'A', being a portion of Block 'X', being a portion of Plantation Great Diamond, in the Golden Grove/Diamond Palace Local Government District situate on the East Bank of the Demerara River, in the County of Demerara, Republic of Guyana, the said block X, containing an area of 678.3412 (six hundred seventy-eight decimal thee four one two) acres as shown laid down and defined on a Plan by M.E. Rafiek, Sworn Land Surveyor, dated the 24th day of July, 1997, and deposited in the Deeds Registry on the 1st day of February, 1999, the said lot containing an area of 0.1503 (nought decimal one five nought three) of an acre as shown on Plan No. 28821 by T.P. Lilboy Benny, Sworn Land Surveyor, dated 10th April, 1999, and deposited in the Deeds Registry at Georgetown, Demerara, on the 31st day of March, 2000, showing Lots 1-1384, Lot 1385A, Lot 1385B, Lots 1386-1399, Lots 1400A, 1400B and Lots 1401-1417, Section 'A' all being Portions of Block 'X' with the building and erections thereon, and subject to the following terms and conditions as more fully set out in full herein:

a) The lot shall be used or residential purposes only and shall not be subdivided.

b) Only one building shall be erected on the said lot.

c) The building shall be constructed in accordance with plan submitted to and approved by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erections of fences and entrances, bridges shall be subject to the similar approvals.

d) The transport(s) shall be responsible for the cleaning and maintenance of all drains, reserves ad parapets adjoining the said lot and shall keep all parapets and reserves unencumbered,

TO: **TARIQ MUSTAFA AHMED DAKHIL** and **AMER MUSTAFA AHMED DAKHIL,** both of Lot 931 Section A, Block X, Great Diamond, East Bank Demerara, Guyana, **jointly.**

14. BY: VENUS VALDOREAN VERONICA LONG DUBLIN also known as Venus Valdorean Veronica Long also known as Venus Long of Lot 56 Cox Street, Ann's Grove, East Coast Demerara, represented herein by her duly constituted attorney Laverne Herod of Lot 67 Bent Street, Werk-en-Rust, Georgetown, by virtue of Power of Attorney executed on the 27th January, 2023 and registered in the Deeds Registry at Georgetown on the 27th January, 2023 and numbered 655/2023.

PROPERTY: West half of lot numbered 56 (fifty-six) Section F of Ann's Grove, in the Golden Grove-Haslington Local Government District, situate on the east sea coast of the county of Demerara, in the Republic of Guyana, as shown on a diagram by T.G. Wight, Sworn Land Surveyor, dated 15th March, 1859 and deposited in the Deeds Registry at Georgetown on the 7th May, 1861, with the buildings and erections thereon.

TO: VALDOREAN UNYCEE LONG and JUNIOR DARNELL GILBERT, both of 56 Cox Street, Ann's Grove, East Coast Demerara,

15. **BY: LAWRENCE FERDINAND** of Lot 40 Durban Street, Lodge, Georgetown, Guyana.

TRANSPORT OF: "South half of south half of lot numbered 40 (forty) north section, Lodge, in the City of Georgetown, in the County of Demerara, Republic of Guyana, the said lot being shown on a plan by James T. Seymour, Sworn Land Surveyor, dated 3rd November, 1928 and duly deposited in the Deeds Registry at Georgetown on the 28th May, 1929, with one building thereon but without the two buildings devised to Michael Pollydore and Johanna Caesar respectively, and subject to a lease for 999 (nine hundred and ninety nine) years commencing from 20th November, 1967 in respect of the north half of the said south half of south half of lot 40 executed on the 20th November, 1967, in favour of Ernestine Anthonette James No. 200 and subject to a right of way over and along a strip of land six feet wide

running along and within the western boundary of the south half of the south half of the south half of the said lot and leading to D'Urban Street, and also subject to a right of way over and along a strip of land six feet in width running along and within the western boundary of the north half of the south half of the south half of the said lot in favour of the proprietor or proprietors of the said north half of the south half of the said lot, with the building and erections thereon"

TO: TROY FERDINAND of Lot 40 Durban Street, Lodge, Georgetown, Guyana

16. **BY: Sandra Ann Foo** of Lot 159 Waterloo Street, North Cummingsburg, Georgetown, Demerara, Guyana, her capacity as the administratrix of the estate of **CARL ANTHONY FOO** also known as **Carl Foo,** deceased, Letters of Administration whereof were granted to her by the High Court of the Supreme Court of Judicature on the 16th day of November, 2023, No. 2023-HC-DEM-EST- 541.

TRANSPORT OF: The south half of the east half of lot numbered 163 (one hundred and sixty-three) Curls Street, in Albouystown District, in the city of Georgetown, in the county of Demerara Republic of Guyana, with the building and erections thereon the said south half of the aforesaid half lot containing an area of 0.068 (nought decimal nought six eight) of an acre and being shown on a plan by S.A. Nehaul, Sworn Land Surveyor, dated 30th March, 1955, and deposited in the Deeds at Georgetown on 18th November, 1965.

TO: SANDRA ANN FOO of Lot 159 Waterloo Street, North Cummingsburg, Georgetown, Demerara, Guyana.

17. **BY: GEORGE HESTICK** of Lot 151 South Vryheid's Lust, East Coast Demerara, Guyana.

TRANSPORT OF: Lot numbered 151 (one hundred and fifty one) South Vryheid's Lust, being a portion. of Plantation Vryheid's Lust, in the Better Hope/La Bonne Intention Local Government District, situate on the east sea coast of the county of Demerara of the Republic of Guyana, the said lot containing an area of 3799.50 (three seven nine nine decimal five nought) square feet, the said lot being laid down and defined on a plan by G.N. Persaud, Sworn Land Surveyor, dated the 22nd January, 1974, and deposited in the Deeds Registry at Georgetown, on the 5th August, 1977, showing Lots 1 to 253 of Plots 'A', 'B' and 'C' all being portions of Block 5 with the building and erections thereon, and subject to the following terms and conditions:

a) The property transported herein shall be used for residential purposes only and shall not be subdivided.

b) Only one building shall be erected on the said lot.

c) The building shall comply with plans submitted by the transportee and approved by the Central Housing and Planning Authority and the Central Board of Health and all other constructions including the erection of fences, entrances and bridges shall also be subject to similar approvals.

d) No chemicals (toxic or non toxic) shall be stored in the building on the said lot.

e) The said building shall not be used for any activity of an industrial nature.

TO: DIANNE JENNIFER HESTICK of Lot 151 South Vryheid's Lust, East Coast Demerara, Guyana.

18. **BY: MOHAMED SHAZAM ISFEHANI** of Lot 59 Fourth & Light Streets, Alberttown, Georgetown, individually and in my capacity as the duly constituted Attorney for **NASEEM ABDUL,** of Lot 59 Fourth & Light Streets, Alberttown, Georgetown agreeably with Power of Attorney executed on the 10th day of July, 2023 in the Deeds Registry at Georgetown, Demerara and registered on the 2nd day of January, 2024 - No. 1/2024.

A FIRST MORTGAGE ON:- Sublot lettered "R" being a part of Lot numbered "59" Fourth and Light Streets situated in Alberttown, District, in the City of Georgetown in the County of Demerara Republic of Guyana, and on the building and erections thereon and on all other buildings and erections which may

hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors, or either of them, but without the building and erections situate on sub-lot lettered "A" part of the said lot numbered 59 (fifty-nine) and also part of the said sub-lot lettered "R" the property of Edward R. Phillips and subject to a lease for 999 (nine hundred and ninety years) in respect of the said sublot lettered "A" executed in favour of the said Edward R. Phillips on the 20th January, 1965 - No. 12, and also save and except the building and erections situate on sub-lot lettered "B" part of the said sublot lettered "R" the property of Tallim Ally and subject to a lease for 999 (nine hundred and ninety- nine) years in respect of the said sublot "B" executed in favour of the said Tallim Ally, on the 27th day of October, 1973 No. 456 the said sub-lot lettered "R" part of lot numbered 59 (fifty-nine) being laid down and defined on a plan by S. S. R. Insanally, Sworn Land Surveyor dated 29th April, 1975 deposited in Deeds Registry at Georgetown on the 24th day of July, 1975, the sub-lot lettered "A" being laid down and defined on a plan by J. Phang, Sworn Land Surveyor, dated 21st February, 1959 and deposited in the Deeds Registry aforesaid on the 9th day of October, 1964, and the said sublot lettered "B" being laid down and defined on a plan by S.S.R. Insanally, Sworn Land Surveyor, dated 2nd May, 1975 and deposited in Deeds Registry aforesaid on the 24th day of July, 1975.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

19. BY: **SURSATI JAMES also known as Surattie Doonauth** of 3546 Daniel Crescent, Blawin, New York, 11510, United States of America currently sojourning at Lot 47 North East, First Street, East Bank Demerara, Republic of Guyana

TRANSPORT OF: "Lot numbered 118 (one hundred and eighteen) being part of the north west block of the front lands of Grove in the Golden Grove/Diamond Place Local Government District, situate on the east bank of the Demerara river, in the county of Demerara, Republic of Guyana, the said lot having an area of 0.1497 (nought decimal one four nine seven) of an English acre and being laid down and defined on a plan by Moorsalene S. Ali, Sworn Land Surveyor dated the 28th December, 1961, and deposited in the Deeds Registry at Georgetown on the 25th September, 1963 with the building and erection thereon, and together with and subject to easements, rights, benefits, stipulations, restrictions, servitudes, obligations and registered interests with intent that the same shall run with and be binding upon Grove (hereinafter referred to as "the Estate") and the property hereby sold and every part thereof into whomsoever hand the same shall come namely:

a) The Property hereby sold (hereinafter called 'the Property") shall be used for residential purposes and except with the express consent of the proprietor or proprietors for the time being of the Estate (hereinafter referred to as "the Estate Proprietors" which term shall include their successors in title or assigns) neither the property nor any building erected or to be erected thereon nor any part thereof shall used for the purpose of warehousing, storage shop-keeping, retailing, manufacturing or for any other business purpose including industrial commercial or professional purpose whatsoever nor for the keeping of livestock nor shall advertisement be erected thereon and no consent shall be given for any activity which is in the opinion of the Estate Proprietors is or is likely to become offensive, noisome, noxious, noisy or dangerous.

b) Not more than one building shall be erected on the property and before carrying out any building works or erecting or externally altering any structure on the property the proprietor or proprietors of the time being of the property (hereinafter called "the property proprietor") must first submit two copies of adequate plans and drawings thereon to the Estate Proprietors for their prior written approval and no work shall be out except in accordance with such approved plans and drawings.

(c) Any right thereover lawfully enjoyed by third parties.

(d) All registered interest in the transport or transports of the Estate Proprietors.

TO: **RICHARD JAMES** of 3546 Daniel Crescent, Blawin, New York, 11510, United States of America currently sojourning at Lot 47 North East, First Street, East Bank Demerara, Republic of Guyana

20. **BY: AMEENA JANKI** of Lot 1 Tract 'A' Manbijou, Canal No. 1 Polder, West Bank Demerara, Guyana.

TRANSPORT OF: "Sub-lot lettered 'B' being the Southern portion of the West half of lot numbered 39 (thirty-nine) Albion Village in the Goed Fortuin Malgre Tout/ Meerzorgen Village District, situate on the west bank of the Demerara River, in the County of Demerara, Republic of Guyana, the said lot being shown on a diagram by J.P. Prass, Sworn Land Surveyor, dated 17th day of September, 1889, on record in the Department of Lands, the said sub-lot lettered 'B' containing an area of 0.126 (nought decimal one two six) of an acre, together with a "Right-of-Way" measuring 6.25 (six decimal two five) feet in width, running along and within the western boundary of the said half lot and leading to Church Street, being shown on a plan by L. W. Cox, Sworn Land Surveyor, dated 11th September, 2006, recorded at the Department of Lands and Surveys on 28th September, 2006, as Plan No. 39745, and deposited in the Deeds Registry at Georgetown on the 13th day of October, 2010, no building thereon."

TO: the said **AMEENA JANKI** of Lot 1 Tract 'A' Manbijou, Canal No. 1 Polder, West Bank Demerara, Guyana, **AMEER MOHAMED** of 1172 Glenmore Avenue, Brooklyn, New York, 11208. United States of America and of Lot 88 Public Road, Nismes, West Bank Demerara, Guyana, and **BIBI FAZILA YASSIN** of Lot 88 Nismes Public Road, West Bank Demerara, Guyana, **jointly.**

21. BY: **DAVID KUMAR** also known as **Balram Nanan** of 4912 Edgewood Road, Collage Park MD 20740, Maryland, United States of America, represented herein by his duly constituted Attorney **Rajkumar Persaud Naraine** of Lot 40 Robb Street, Georgetown, Guyana, agreeably with Power of Attorney executed on the 20th June, 2023, deposited in the Deeds Registry, Georgetown, on the 13th December, 2023 and numbered 7725 of 2023

TRANSPORT: Lot K-3 (K three) being part of Area "K" being a portion of Plantation Ogle, in the Plaisance/Industry Local Government District, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said area "K" having an area of 1.388 (one decimal three eight eight) acres and being defined on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated 18th October, 1963, and deposited in the Deeds Registry at Georgetown on the 24th February, 1967, and the said lot K-3 (K three) containing an area of 0.3659 (nought decimal three six five nine) of an acre and being defined on a plan by Moorsalene S. Ali, Sworn Land Surveyor dated 19th August, 1967, and deposited on 9th November, 1968, with the building thereon and together with and subject to all the easements, rights, benefits, stipulations, restrictions, obligations and servitudes with intent that the same shall run with and be binding upon Plantation Ogle, cum annexis, (hereinafter referred to as "the Estate") and the Property and every part thereof into whosesoever hand the same may came, namely:

a) No shop, factory, manufacture, trade, industry, business or profession of any kind whatsoever shall be carried on on the Property and no advertisement shall be erected or exhibit thereon except with the permission in writing of the Proprietor or Proprietors for the time being of the Estate (hereinafter referred to as the "Estate Proprietor" which expression shall include its successors in title and assigns) and no application for the Estate Proprietor's consent In respect of any shop, factory, manufacture, trade, industry, business or profession of an offensive, noisome, noxious or dangerous nature will be considered.

b) The Property shall not be subdivided into lots having an acreage of less than ¼ of an English acre after making allowance for roads and drains and only one building may be erected on each lot.

(c) The Property Proprietor, his agents, servants, tenants, invitees and licensees (in common with all other persons authorised by the Estate Proprietor

shall have the right of access at all times over the reserve lying immediately west of the Property as a means of access only from and to the Property to and from the Private road lying west of the Property and running north to the East Coast Public Road.

(d) The Property Proprietor shall have the right to construct and maintain at the Property Proprietor's own expense one bridge over the drain-age trench-which is a part of the said reserve as a means of access only.

TO: **AMANDA NANAN AYTON** of 8401 Maple Street, Laurel PG MD 20707, Maryland, United States of America.

22. BY: **IRVIE LONDON,** owner and **DEBORAH LONDON** both of Lot X Railway Line Embankment, Grove, East Coast Demerara and **JOHN RANDOLPH LONDON also known as Randolph London** and of Lot 1 Paradise, East Coast Demerara.

A DEMAND THIRD MORTGAGE ON: FIRSTLY: "West half of lot numbered 1 (one), Area D Paradise, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said West half of Lot 1 containing an area of 0.255 (nought decimal two five five) of an acre being shown on a plan by L.L. Rutherford, Sworn Land Surveyor dated the 28th day of May, 2013 and recorded at the Guyana Lands and Survey Commission at Georgetown on the 31st day of May, 2013 as Plan No. 56057 and deposited in the Deeds Registry on the 13th day of February, 2018, and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors.

SECONDLY ON: All and singular the furniture, fixtures, and fittings which may hereafter be situate on the firstly above described property during the existence of this mortgage, the property of the mortgagors.

TO: CITIZENS BANK GUYANA INC., a company incorporated in Guyana under the Companies Act, Chapter 89:01 and duly continued under the Companies Act 1991 whose registered office is situate at Lots 231-233 Camp Street & South, Lacytown, Georgetown, Demerara.

23. By: **MUNESHWERS LIMITED,** a company incorporated in Guyana under the Companies Act 1991 and whose registered office is situated at Lots 45-47 Water Streets, Georgetown, Guyana.

A SECOND MORTGAGE ON: Firstly: Area "YY" part of Houston (South Section), in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said Area "YY" containing an area of 15.011 (fifteen decimal nought one one) acres being shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 12th day of December, 2022, and recorded at the Department of Lands and Surveys on the 15th day of December, 2022 as Plan No. 82219 and deposited in the Deeds Registry at Georgetown on the 16th day of February, 2023 and on the building and erections thereon and on all future buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the Company.

Secondly: All and singular the furniture, fixtures and fittings which are at present or may hereafter be situate on the **firstly** above described property during the existence of this mortgage the property of the Company.

TO: **GUYANA BANK FOR TRADE AND INDUSTRY LIMITED,** a body incorporated in Guyana under the Companies Act, No. 29 of 1991 and having its principal place of business at High and Young Streets, Kingston, Georgetown, Demerara, Guyana.

24. By: **SHAHARAZUDEEN OSMAN, Proprietor,** of Lot 17 Broad Street, Charlestown, Georgetown, Guyana.

A THIRD MORTGAGE ON: Firstly: East half of lot numbered 17 (seventeen) or 49 (forty-nine) and being the eastern part of the concession or lot 17 (seventeen) or 49 (forty-nine) Broad and Ketley Streets, in the Charlestown District, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana and on the buildings and

erections thereon and on all future buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the mortgagor.

Secondly: All and singular the furniture, fixtures and fittings which are at present or may hereafter be situate on the **firstly** above described property during the existence of this mortgage the property of the mortgagor.

TO: GUYANA BANK FOR TRADE AND INDUSTRY LIMITED, a body incorporated in Guyana under the Companies Act, No. 29 of 1991 and having its principal place of business at High and Young Streets, Kingston, Georgetown, Demerara.

25. BY: JEAN PATTERSON of Lot A62 (A Sixty Two) Section H, part of La Penitence, Georgetown, Guyana.

PROPERTY: Lot numbered A 62 (A sixty-two) containing an area of 3168.00 (three thousand one hundred and sixty-eight decimal nought nought) square feet, part of section H, part of La Penitence, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said section H being laid down and defined on a plan by L.I. Yansen, Sworn Land Surveyor dated 21st May, 1957, and deposited in the Deeds Registry on the 29th day of July, 1958, the said lot being laid down and defined on a plan by R.P.W. Carter, Sworn Land Surveyor, dated 29th July, 1964, and deposited in the Deeds Registry on the 24th February, 1965, with the building and erections thereon and subject to the following condition:

(a) Not more than one house shall be placed on the said lot.

TO: TREVON EMMANUEL ROWE also known as Trevon Emmauel Rowe and MARCIA PATTERSON, both of Lot A62 (A Sixty Two) Section H, part of La Penitence, Georgetown, Guyana, jointly.

26. BY: DEONARINE PERSAUD of 61 Nort Road Clifton TWP Pennsylvania 18424, United States of America in his capacity as the administrator of the estate of SAWAK RAM PERSAUD also known as Sawak Persaud also known as Saywack Ram, deceased whereof Letters of Administration whereof were granted to him by the High Court of the Supreme Court of Judicature of Guyana on the 30th day of May, 2024 - No. 2023-HC-DEM-EST-1464, represented herein by his duly constituted attorney Ganesh Ram Persaud of Lot 9 Noitgedacht, Canal No. 1 Polder, West Bank Demerara, Guyana agreeably with Power of Attorney executed on the 10th day of September, 2023 and registered in the Deeds Registry on the 24th day of October, 2023 - No 6621.

TRANSPORT: "A tract of land compromising 3.054 English acres part of the north half of lot numbered 5 (five) Plantation Tenez Ferme Canal No.1 in the canals Polder Village District, situate on the west bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said tract being shown and colored pink by S.S.R. Insanally, Sworn Land Surveyor, dated 2nd day of January, 1964 and deposited in the Deeds Registry on the 2nd day of August, 1966, save and except such parts of two strips of land running across the said lot numbered 5 (five) which intersect two portions of the said tract, the said two strips being shown colored pink on plans by D.O, Leila, Sworn Land Surveyor, dated 9th April, 1943 and 22nd October, 1943, deposited in the Deeds Registry on the 27th May, 1943 and 17th March, 1944 respectively and which are vested in the Drainage and Irrigation Board under the Drainage and Irrigation Ordinance, no building thereon the said lot 5 (five) being shown on a plan by S.S.M Insanally, Sworn land Surveyor, dated 1st November, 1940 and deposited in the Deeds registry at Georgetown on 16th May 1941"

TO: DEONARINE PERSAUD of 61 Nort Road Clifton TWP Pennsylvania 18424, United States of America"

27. **BY: SHIVANIE POORAN** of Lot 23 Dr. Miller Street, Triumph, East Coast Demerara, Guyana.

FIRST MORTGAGE ON: Lot numbered 183 (one hundred and eighty-three) being a portion of Area "X" Good Hope, in the Mon Repos-La Reconnaissance Local Government District, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said lot containing an area of 0.0797 (nought decimal nought seven nine seven) of

an acre by T.P. Lilboy Benny, Sworn Land Surveyor dated the 27th day of February, 2000 and deposited in the Deeds Registry at Georgetown, Demerara on the 1st day of October, 2002 and on the building and erections thereon and on all future building and erections which may hereafter be situate thereon during the existence of this mortgage the property of the mortgagor and subject to terms and conditions as more fully set out in Transport dated 28th October, 2015 - No. 1613.

TO: DEMERARA BANK LIMITED, a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, whose registered office is situated at Lot 230 Camp and South Streets, Georgetown, Demerara, Guyana.

28. **BY: SHIRLEY RAMPERSAUD** of Lot 121 Martyrsville, Mon-Repos, East Coast Demerara, Guyana.

TRANSPORT OF: "Lot numbered 121 (one hundred and twenty-one) of Area 'B' now known as Martyrsville being portion of Plantation De Endragt a part of Plantation Mon-Repos, in the Mon Repos/La Reconnaissance Local Government District situate on the East Sea Coast of Demerara, County of Demerara, Republic of Guyana, the said lot containing an area of 0.0837 (nought decimal nought eight three seven) acre as shown on a Plan No. 27276 by L.G. Arokium, Sworn Land Surveyor, dated 23rd March, 1997, and deposited in the Deeds Registry at Georgetown, Demerara, on the 9th day of September, 1999, showing Lots 1-347 of the said Area 'B' with the building and erections thereon, and subject to the following conditions namely:-

(a) Only one building shall be erected on the said lot.

(b) The building shall be constructed in accordance with plan submitted to and approved by the Neighbourhood Democratic Council (NDC) or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erection of fences and entrances, bridges shall be subject to similar approvals.

(c) The allottee shall be responsible for the cleaning and maintenance of all drains, reserves, and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO:- the said **SHIRLEY RAMPERSAUD** and **ROY DANIEL RAMPERSAUD** both of Lot 121 Martyrsville, Mon-Repos, East Coast Demerara, Guyana, and **SHARON SHAVAN ETWAROO** of Lot 741 Block 8 Mon-Repos, East Coast Demerara, Guyana, jointly.

29. BY: PREMRAJ RAMRAJ of 232 De Groot-en-Klien, Uitvlugt, West Coast Demerara, Guyana, individually and in his capacity as the duly constituted Attorney of CHAMPA KUMARI SOUSTEK of 622 Mortimer DR., Cambridge, Ontario, N#H 5R& Canada, agreeably with Power of Attorney executed on the 7th day of May, 2014 and registered in the Deeds Registry at Georgetown on the 14th day of May, 2014 and No. 3294 of 2014.

TRANSPORT OF: Lot lettered 'B' being a portion of plot lettered 'L' being the West half of the East quarter of the West quarter of the West quarter of Endeavour, Canal No. 1 Polder, in the Canals Polder Local Government District, situate on the West Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, save and except two strips of land running across the said piece of land and shown on plans by D.O. Leila, Sworn land Surveyor, dated the 9th day of April, 1943 and 22nd day of October, 1943, and deposited in the Deeds Registry at Georgetown on the 2nd day of May, 1943 and 17th day of March, 1944 respectively, vested in the Drainage and Irrigation Board under the Drainage and Irrigation Act, Chapter 64:03, the said Plot 'L' containing an area of 15.90 (fifteen decimal nine nought) acres, being shown on a plan by Moorsalene S. Ali, Sworn Land Surveyor, dated the 21st day of December, 1970 and deposited in the Deeds Registry aforesaid on the 7th day of June, 1971, and the said Lot lettered 'B' containing an area of 7.3 50 (seven decimal three five nought) acres as laid down, defined on a plan by V. Deokinandan, Sworn Land Surveyor, dated the 20th day of March, 2024 and recorded in the Guyana

Lands and Surveys Commission on the 16th day of April, 2024 as Plan No. 86853 and deposited in the Deeds Registry at Georgetown, on the 27th day of June, 2024, without the building and erections thereon, property of the transportees.

TO: the said PREMRAJ RAMRAJ, RAJCOMARIE RAMRAJ, TAIJWATI RAMRAJ and ANJALIE TINA RAMRAJ all of 232 De Groot-en-Klien, Uitvlugt, West Coast Demerara, Guyana, jointly.

30. **BY:** MARGARET SAMAROO of Lot 2297 Section 'C', Block 'X', Great Diamond, East Bank Demerara, Guyana.

THIRD MORTGAGE ON: Lot numbered 2297 (two thousand two hundred and ninety- seven) being a part of Lot 1 Section 'C' being a Portion of Block 'X' being a portion of Great Diamond, situate on the East Bank of Demerara River, in the County of Demerara, in the Republic of Guyana, the said Block X, containing an area of 678.3412 (six hundred and seventy-eight decimal three four one two) acres as shown on a plan by M. E. Rafiek, Sworn Land Surveyor, dated the 14th day of June, 1996 and deposited in the Deeds Registry at Georgetown on the 18th day of June, 1999, the said lot numbered 2297 (two thousand two hundred and ninety-seven) containing an area of 0.0849 (nought decimal nought eight four nine) of an acre as shown on Plan No. 31741 by D. Ramkarran, Sworn Land Surveyor, dated the 26th day of October, 2001 and deposited in the Deeds Registry at Georgetown, Demerara, on the 5th day of June, 2002, and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor, and subject to the terms and conditions as more fully set out in full in Transport No. 1053 dated the 11th day of April, 2003.

TO: THE NEW BUILDING SOCIETY LIMITED: a body Corporate incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at Lot 1 North Road and Avenue of the Republic, Georgetown, Demerara.

31. By: **MARSHA JACQUELINE PATRICIA SARGEANT** of Lot 957 Plot J, Block 4, North Ruimveldt, Georgetown, Guyana.

SIXTH MORTGAGE FIRSTLY on: Lot numbered 957 (nine hundred and fifty seven) containing an area of 3059 (three thousand and fifty nine) square feet and being part of Plot lettered 'J' part of Block numbered 4 (four) being a portion of fields numbered 26 (twenty six) to 28 (twenty eight) inclusive and filed numbered 29 (twenty nine), 30 (thirty) and 31 (thirty-one) all being portions of the northern half of Ruimveldt, in the City of Georgetown, in the county of Demerara, in the Republic of Guyana, the said fields numbered 26 (twenty-six) to 28 (twenty-eight) inclusive being shown on a plan of fields numbered 7 (seven) to 28 (twenty-eight) by R.P.W. Carter, Sworn Land Surveyor, dated 31st October, 1957, and deposited in the Deeds Registry at Georgetown, on the 19th day of April, 1958, and the said fields numbered 29 (twenty-nine), 30 (thirty) and 31 (thirty-one) being shown on a plan by D.C.S. Moses, Sworn Land Surveyor, dated 10th October, 1960 and deposited in the Deeds Registry aforesaid on the 18th day of May, 1961, the said block numbered 4 (four) being shown on a plan by R.A. Deane, Sworn Land Surveyor, dated 8th February, 1966, and deposited in the Deeds Registry aforesaid on the 16th day of April, 1966, and the said lot being shown on a plan by the said R.A. Deane, Sworn Land Surveyor, dated the 29th day of July. 1968 and deposited in the Deeds Registry aforesaid on the 10th day of October, 1968 and on the building and erections thereon and on all future buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the mortgagor, and subject to the conditions more fully set out in Transport No. 2032 of 1970 dated the 7°' day of September, 1970.

SECONDLY on: All and singular the fixtures and fittings which are present or may hereafter be situate on the firstly above described property during the existence of this mortgage the property of the mortgagor.

TO: **THE BANK OF NOVA SCOTIA** a company incorporated in the Dominion of Canada and registered under the provisions of the Companies Act 1991 with offices at 104 Carmichael Street, Georgetown, Demerara, Guyana.

32. **BY:** RUBY SAVORY of Lot 1 Public Road top Flat, Land of Canaan, East Bank Demerara, Guyana.

FIRST MORTGAGE ON: Lot numbered 67 (sixty-seven) being a portion of Area "KK", portion of Lots 'C' and 'D' of the North part of Land of Canaan, in the Caledonia/Good Success Village District, situate on the East Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana being shown on a diagram thereof by E.C.H. Klautky, Sworn Land Surveyor dated the 30th day of July, 1910 and deposited in the Deeds Registry at Georgetown on the 15th day of June, 1916, the said lots lettered 'C' and 'D' being shown on a plan by Sugreen A. Nehaul, Sworn Land Surveyor dated the 5th day of November, 1957 and deposited in the Deeds Registry aforesaid on the 27th day of November, 1957 and the said Area "KK" containing an area of 57.844 (fifty-seven decimal eight four four) acres being shown on a plan by C.K. Singh, Sworn Land Surveyor dated the 15th day of June, 1980 and deposited in the Deeds Registry aforesaid on the 10th day of November, 1980, the said Lot numbered 67 (sixty-seven) containing an area of 0.115 (nought decimal one one five) of an acre being shown on a plan by O. Singh, Sworn Land Surveyor dated the 10th day of July, 2017 and recorded at the Guyana Lands and Surveys Commission on the 20th day of July, 2017, as Plan No. 67090 and deposited in the Deeds Registry on the 27th day of April, 2018 and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor.

TO: THE NEW BUILDING SOCIETY LIMITED: a body Corporate incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at Lot 1 North Road and Avenue of the Republic, Georgetown, Demerara.

33. BY: Dhaneshiwari Autar-Mc Andrew of lot 55 Lamaha Spring Georgetown, in her capacity as the administratrix of the estate RICHARD SEEBARRAN SEERAM also known as Richard Seebarran also known Richard Seeram also known as Seebarran also known as Richard Seeram also known as Seebaran also known as Seebaran also known as Richard Seeram, deceased, Letters of Administration, whereof were granted to her by the High Court of the Supreme Court of Judicature of Guyana on the 23rd October, 2023 - No. 585-EST-DEM-HC-2023;

BY: GOWREDAI RAMSOOD locally of lot 24 Section 'B', Clonbrook, East Coast Demerara and permanently of 144-16 Tuskegee Airman Way, Jamaica, N.Y. 11435, United States of America, represented herein by her duly constituted Attorney in Guyana Dhaneshiwari Autar-Mc Andrew of lot 55 Lamaha Spring, Georgetown, agreeably with Power of Attorney executed on the 11th April, 2022 and registered in the Deeds Registry at Georgetown on the 20th April, 2022 - No. 2028 of 2022.

TRANSPORT - Firstly: North half of cultivation lot numbered 41 (forty-one), and the whole of lot numbered 185 (one hundred and eighty five) Section 'B' Clonbrook in the Golden Grove/Haslington Local Government District, situate on the east sea coast in the County of Demerara and Republic of Guyana, the said lot being shown on a plan by E.S.E. Parker, Government Surveyor, dated 25th March, 1908 and deposited in the Deeds Registry at Georgetown on the 28th April, 1910, no building and erections thereon,

Secondly: Cultivation lot numbered 186 (one hundred and eighty six) Section 'B' Clonbrook in the Golden Grove/Haslington Local Government District, situate on the east sea coast in the County of Demerara, Republic of Guyana, the said lot being shown on a plan by E.S.E. Parker, Government Surveyor, dated 25th March, 1908 and deposited in the Deeds Registry at Georgetown on the 28th April, 1910, no building and erections thereon;

TO: GOWREDAI RAMSOOD, widow, of lot 24 Section 'B' Clonbrook, East Coast Demerara.

34. BY: **LEONORA GOMEZ SMITH** of Lot 79 Seaforth Street, Campbelville, Georgetown, Guyana.

TRANSPORT: "One undivided third part or share of Lot numbered 79 (seventy-nine), Seaforth Street, Section "B" Campbelville, situate in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said Lot having an area of

0.152 (zero decimal one five two) of an acre the said Lot being shown on a plan by D.A. Weeks, Sworn Land Surveyor, dated the 13th day of October, 2004, and recorded in the Department of Lands and Surveys as Plan No. 36789, and deposited in the Deeds Registry at Georgetown on the 27th December, 2006 one undivided third part or share with the building and erections thereon."

TO: **SIDNEY LINDSAY FRANCOIS** all Lot 79 Seaforth Street, Campbelville, Georgetown, Guyana.

35. BY:- **RAMPERSAUD SOOKDEO** of Lot 7-8 La Jalousie, West Coast Demerara, Guyana

TRANSPORT OF:- Lot numbered 457 (four hundred and fifty-seven) Section "A", being a portion of block "Y" Plantation Golden Grove, in the Golden Grove/ Diamond Place Local Government District, situate on the East Bank Demerara, in the Count of Demerara, Republic of Guyana, the said lot containing an area of 0.098 (nought decimal nought nine eight) of an acre as shown and being laid down and defined on Plan NO. 30392 by T.P. Lilboy Benny, Sworn Land Surveyor dated 11th day of August, 2000 and deposited in the Deeds Registry at Georgetown, on the 24th day of April, 2003, with the building and erections thereon, and subject to the following terms and conditions as more fully set out in full in herein:

(a) The lot shall be used for residential purposes only and shall not be subdivided.

(b) Only one building shall be erected on the said lot.

(c) The building shall be constructed in accordance with plan submitted to and approved by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erection of fences, and entrances bridges shall also be subject to similar approvals.

(d) The transportee (s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO:- **JUAN ANTHONY EDGHILL** and **JOAN ANITA EDGHILL** both of Lot 100 Sugar Cane Street, South Ruimveldt Gardens, Georgetown, Guyana, **Jointly.**

36. BY: Earl Higgins, of lot 50 Ann's Grove, East Coast Demerara, Executor of the estate of ESSIE IRENE ST. KITTS also known as Essie St. Kitts, Probate whereof were granted to him by the High Court of the Supreme Court of Judicature of Guyana on the 16th January, 2024, No. 2023-HC-DEM-EST-198, represented herein by his duly constituted Attorney Joylyn Jafferally, of 64 Sandy Street, Golden Grove, Village, East Coast Demerara agreeably with Power of Attorney dated 3rd April, 2024, registered in the Deeds Registry at Georgetown on the 4th April, 2024 and numbered 1975/2024.

West half of lot numbered 69 (sixty nine) section A; Golden Grove, in the Grove-Haslington Local Government District, situate on the east sea coast of the County of Demerara in the Republic of Guyana, the said lots being shown on a diagram of the Village of Golden Grove by A.J Alcorn, Sworn Land Surveyor, dated 28th November, 1873, and deposited in the Office of the Registrar at Georgetown on the 23rd December, 1874, with the building and erection thereon and subject to a life interest in favour of George St. Kitts on the building situate on the back portion of the said property

TO: **ALEX RONDELL ST KITTS,** of 64 Sandy Street, Golden Grove, Village, East Coast Demerara.

37. BY: Earl Higgins, of lot 50 Ann's Grove, East Coast Demerara, in his capacity as the executor of the estate of ESSIE IRENE ST. KITTS also known as Essie St. Kitts, Probate whereof were granted to him by the High Court of the Supreme Court of Judicature of Guyana on the 16th January, 2024, No. 2023-HC-DEM-EST-198, represented herein by his duly constituted Attorney, Joylyn Jafferally, of 64 Sandy Street, Golden Grove, Village, East Coast Demerara agreeably with Power of Attorney dated 3rd April, 2024, registered in the Deeds Registry at Georgetown on the 4th April, 2024 and numbered 1975/2024.

North half of lot numbered 2 (two) Western portion of Section F, Golden Grove, in the Grove-Haslington Local Government District, situate on the east sea coast of the County of Demerara in the Republic of Guyana, the said lot being shown on a diagram of the

Village of Golden Grove by A.J Alcorn, Sworn Land Surveyor, dated 28th November, 1873, and deposited in the Office of the Registrar at Georgetown on the 23rd December, 1874.

TO: **ALEX RONDELL ST KITTS** of 64 Sandy Street, Golden Grove, Village, East Coast Demerara.

38. **BY: SEAN STOLL,** of 106 Atlantic Ville, Georgetown.

A FIRST MORTGAGE ON:- Lot numbered 106 (one hundred and six) containing an area of 3233.00 (three thousand two hundred and thirty three decimal nought nought) square feet, and being portion of Areas "P", "Q" and "R", comprising Block "VV" known as Atlantic Ville, being portion of Cummings Lodge, in the City of Georgetown, in the Republic of Guyana, and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor, the said Block "VV" being shown on a plan by R. Warren, Sworn Land Surveyor, dated 28th December, 1974, and recorded in the Department of Lands and Surveys as Plan No. 16,332, and the said Areas "P", "Q" and "R" being shown on plans by I.S. Mohamed, Sworn Land Surveyor, dated 5th March, 1970, and deposited in the Deeds Registry on the 4th December, 1970, the 8th January, 1971, and the 16th July, 1973, respectively, and the said lots being shown on a plan by the said R. Warren, Sworn Land Surveyor, dated 18th February, 1975, and deposited in the Deeds Registry at Georgetown on the 23rd April, 1975, and deposited in the Deeds Registry at Georgetown on the 23rd April, 1975, together with and subject to all the conditions, easements, rights, benefits, stipulations, obligations and registered interest with intent that the same shall as far as practicable run with and be binding upon the said Atlantic Ville and the property and every part thereof into whosesoever hand the same may come from time to time, namely:- and more fully described in Transport No. 1413/79 dated 15th day of August, 1979.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

39. By: **MUNESHWERS LIMITED,** a company duly incorporated in Guyana under the provisions of the Companies Act No. 29 of 1991 of the Laws of Guyana and whose registered address and place of business is situate at Lots 45-47 Water Street, Georgetown.

A FIRST MORTGAGE ON: Firstly: Tract 'SER'13 (SER thirteen) being a portion of block 'R' being a portion of Plantation Rome, situate on the East Bank of Demerara, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said block 'R' containing an area of 515.25 (five hundred and fifteen decimal two five) acres, and being shown on a plan Surin S. Sukhai, Sworn Land Surveyor, dated 25th June, 2021 and recorded in the Department of Lands and Surveys on 1st July, 2021 as Plan No. 77637, and deposited in the Deeds Registry of Georgetown on the 14th day of June 2022, the said Tract 'SER' 13 containing an area of 16.18 (sixteen decimal one eight) acres and being shown on a plan by V. Deokinandan, Sworn Land Surveyor, dated 23rd May, 2023, and recorded in the Department of Lands and Surveys on the 25th May, 2023 as Plan No. 83687, and deposited in the Deeds Registry of Georgetown on 21st day of June, 2023, no building and erections thereon but on all future buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the Company.

Secondly: all and singular the furniture, fixtures and fittings which are at present or may hereafter be situate on the **firstly** above-described property during the existence of the mortgage the property of the Company.

TO: **GUYANA BANK FOR TRADE AND INDUSTRY LIMITED,** a body incorporated in Guyana under the Companies Act, No. 29 of 1991 and having its principal place of business at High and Young Streets, Kingston, Georgetown, Guyana.

40. **BY: DEONARINE SUGRIM** and **SYLVITA RAM,** both of Lot 201 Mandela Avenue, Alexander Village, Georgetown.

A FIRST MORTGAGE ON:- FIRSTLY:- Lot numbered 138 (one hundred and thirty-eight) part of the front lands of Eccles, in the Eccles-Ramsburg

Village District, situate on the East Bank of the Demerara River, in the County of Demerara and in the Republic of Guyana, the said lot containing an area of 0.1159 (nought decimal one one five nine) of an English acre and being shown on a plan by Moorsalene S. Ali, Sworn Land Surveyor, dated 19th day of July, 1962 and deposited in the Deeds Registry, at Georgetown, on the 24th day of August, 1963 and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors, or either of them and subject to the easements, rights, benefits, stipulations, obligations and registered interests and as more fully described in Transport No. 2357 of 2nd day of October, 1968.

SECONDLY:- Lot numbered 139 (one hundred and thirty nine) portion of the front lands of Eccles, in the Eccles-Ramsburg Village District, situate on the east bank of the Demerara River, in the County of Demerara and in the Republic of Guyana, and on the building and erections thereon and on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagors, or either of them, the said lot containing an area of 0.1279 (nought decimal one two seven nine) of an acre, and being shown on a plan by Moorsalene S. Ali, Sworn Land Surveyor, dated 19th day of July, 1902 and deposited in the Deeds Registry on the 24th day of August, 1963, together with and subject to the easements, rights, benefits, stipulations, restrictions, servitudes, obligations and registered interests with intent that the same shall run with and be binding upon Eccles, and property and every part thereon into whosesoever hand the same may come as more fully described in Transport No. 2258/1976.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

41. **BY:** Sonia Kirton of lot 118 Middle Road, La Penitence Georgetown, Guyana, the executrix and trustee of the estate of LYNETTE WHYTE, deceased. Probate whereof was granted to her by the High Court of the Supreme Court of Judicature, on the 20th day of April, 2023, and numbered: 2022-HC-DEM-EST-1051.

Transfer of Lease: Firstly: All rights, title and interest in and to the remainder of a lease for the term of 999 (nine hundred and ninety-nine) years executed on and commencing from the 5th December, 1988-No 157, in respect of sub-lot lettered "B", part of the West half of lot numbered 91 (ninety-one) in Albouystown; in city of Georgetown, county of Demerara, Republic of Guyana, said lot being laid down and defined on a diagram of part of Albouystown made by the Sworn Land Surveyor, John Peter Prass, dated the 5th June, 1886 and deposited in the Office of the Registrar of Guyana on the 9th of October, 1886; and the said sublot lettered "B" being shown on a plan by S.S.R. Insanally; Sworn Land Surveyor dated 4th June, 1980 and deposited in the Deeds Registry at Georgetown, on the 10th day of November, 1982 and together with a right of way over and along strip of land varying in width from 4.43 feet to 4.5 feet in width running through the said half lot and leading to Hunter Street the said strip of land being shown on the aforesaid plan by S.S.R. Insanally, Sworn Land Surveyor, dated 4th day June, 1980.

Secondly: the building and erections thereon the said sub-lot lettered "B".

TO: The said **JOSEPH PAUL and ROXANNE PAUL** of lot 91 (ninety-one) in Albouystown, Georgetown, Guyana, jointly.

42. BY: **Rehana Rai,** of Lot 32 Ogle Front, East Coast Demerara, Guyana, in her capacity as the Executrix of the Estate of **JAGDEI RAMJIT, deceased** Probate whereof was granted to her by the High Court of the Supreme Court of Judicature on the 6th day of February, 2024, No. 2023-HC-DEM-EST-1143.

TRANSFER OF LEASE: FIRSTLY: "All the Transferor's rights, title and interest in and to the remainder of the unexpired term of a lease for the term of 999 (nine hundred and ninety-nine) years executed on and commencing from the 12th day of December, 2001, and numbered 136/2001, in respect of sub-lot lettered "D" being a part of lot numbered 32

(thirty-two), being a part of area 'D', being a portion of Ogle, cum annexis, in the Plaisance-Industry Local Government district, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said sub-lot "D" containing an area of 2982. Sq. ft. (two thousand nine hundred and eighty-two square feet) and being shown and defined on a plan by S. Deodat, Sworn Land Surveyor, dated 6th July, 1999, and deposited in the Deeds Registry at Georgetown on the 10th July, 2000, together with one undivided thirty second part or share of and in the streets, drains and reserves lying within the aforesaid area 'D' as shown on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated the 21st December, 1961, and deposited in the Deeds Registry at Georgetown on the 25th day of September, 1963, save and except Blocks 'A' and 'B' parts of the aforesaid area 'D' Ogle as shown on the plan by I. Sheer Mohamed, Sworn Land Surveyor, dated the 14th day of September, 1962 and deposited in the Deeds Registry aforesaid on the 25th day of September, 1963 (the said lot and undivided part or share being hereinafter referred to as "the property") and together with and subject to the easements, rights, benefits, stipulations, obligations, servitudes and registered interests with intent that the same shall run with and be binding upon Ogle cum annexis (hereinafter referred to as "the Estate") and the property and every part thereof into whosoever hand the same may come as more fully described in Transport No. 1590 of 12th August, 1975.

SECONDLY: The building and erections thereon.

TO: **REHANA RAI,** of Lot 32 Ogle Front, East Coast Demerara, Guyana.

43. **BY: NANDA RANJEE** of Lot 120B Regent Road, Bourda, Georgetown, Guyana.

TRANSFER OF LEASE: Firstly: All the rights, title and interest of the transferor in and to the remainder of the unexpired term of a lease for the term of 999 (nine hundred and ninety-nine) years executed on and commencing from the 17th day of October, 1979 No. 277, in respect of sub-lot lettered 'B' being the northern portion of the east half of lot numbered 120 (one hundred and twenty) Regent Road, Bourda, in the city of Georgetown, in the County of Demerara and in the Republic of Guyana, the said sublot being shown on a plan of the said half lot by R.M. Wong, Sworn Land Surveyor dated 31st October, 1959 and deposited in the Deeds Registry at Georgetown on the 24th November, 1962, together with a right of way in favour of the lessee of the said sublot, their invitees, servants, agents and other authorized by them over and along the strip of land 5 (five) feet wide running along and within the western boundary of the said east half of lot 120 leading to Regent Road, the said strip of land being also shown on the said plan",

Secondly: The building and erections thereon

TO: DANIEL RAMBARAN of Lot 113 Area 'J', Lamaha Gardens, Georgetown, Guyana.

44. BY: **AMJAD REASAT,** of Lot C1 La Ressouvenir, East Coast Demerara, Guyana.

TRANSPORT OF: Lot numbered 145 (one hundred and forty-five) being part or portion of Sublot lettered 'AP' being a portion of Tract lettered 'A' being portion of the western portion of Plantation Ormsary, containing an area of 103.41 (one hundred and three decimal four one) acres in the Woodlands/Farm Local Government District situate, lying and being on the east sea coast of the County of Demerara, in the Republic of Guyana, being the second depths of Ormsary and La Raisonable formerly held under Licence of Occupancy No. A 19 and containing 180.32 (one hundred and eighty decimal three two) acres as shown on a diagram dated the 18th December, 1902 by F.U. Tronchin, Government Surveyor, annexed to Grant No 7153 deposited in the Office of the Department of Lands and Surveys and subject to the conditions contained in the said Grant and being also shown on a plan by J. Elliot Davis, Sworn Land Surveyor, dated the 9th day of March, 1982, the said west half containing an area of 51.32 (fifty one decimal three two) acres save and except the New Railway Embankment running through the said west half of the second depth being shown on a plan by M.H. Amsterdam, Sworn Land Surveyor, dated 8th July, 2008 and recorded in the Guyana Lands and Surveys Commission on 31st July, 2008 as plan No. 43553 and deposited in the Deeds Registry at Georgetown on the 10th day of June, 2009, the said sub-lot 'AP' containing an area of

34.465 (thirty four decimal four six five) acres and the said Tract lettered 'A' area shown on a plan by M.H. Amsterdam, Sworn Land Surveyor, dated the 15th April, 2010 and recorded in the Guyana Lands and Surveys Commission on 30th April, 2010 as Plan No. 47527 and deposited in the Deeds Registry at Georgetown on the 7th day of June, 2010 and the said lot numbered 145 (one hundred and forty-five) containing an area of 0.1387 (nought decimal one three eight seven) of an acre and being shown on a Plan by Bharat Kawall, Sworn Land Surveyor dated the 13th March, 2019 and recorded in the Guyana Lands and Survey Commission on the 29th March, 2019 as Plan No. 71778 and deposited in the Deeds Registry at Georgetown on 8th day of October, 2020, no building or erections thereon.

TO: **GERTRUDE EVERETTE JOHN** of Zeskendren, Mahaicony, East Coast Demerara, Guyana.

45. **BY: Desiree Jackline Mc Leod** of Lot 130 Blyden Avenue, South Vryheid's Lust, East Coast Demerara in her capacity as Administratrix of the Estate of **ELSA CURRY** also known as **Elsa Osborne** also known as **Elsa Hytemiah** also known as **Elsa Hytemiah Curry** also known as **Elsa Osborne Hytemiah** also known as **Elsie Hytemiah** also known as **Elsa Osborne Hytemiah Curry,** deceased, pursuant to Letters of Administration with Will Annexed whereof were granted to her by the High Court of Supreme Court of Judicature on the 17th February, 2023 and numbered 2022-HC-DEM-EST-451.

BY: GEFFREY OSBORNE of 1444 Bushwick Avenue, Brooklyn, New York, 11207, United States of America **MAXINE DORIS-SIMON and LORRAINE ANN OSBORNE GOODLUCK** both of 763 Howard Avenue, Brooklyn, New York, 11212, United States of America represented by their duly constituted Attorney **Collette Marcel Horatio** of lot 70 Raatgever Street, West La Penitence, Georgetown, Guyana, agreeable with Power of Attorney numbered 7478 of 2023, executed on the 17th day of October, 2023 and registered in the Deeds Registry on 30th day of November, 2023 and **SHAWN ELSON OSBORNE** of 605 Southlake Cove Ct. Jonesboro, Georgia, 30236, United States of America represented by his duly constituted Attorney **Collette Marcel Horatio** of lot 70 Raatgever Street, West La Penitence, Georgetown, Guyana, agreeable with Power of Attorney numbered 3017 of 2024, executed on the 20th day of October, 2023 and registered in the Deeds Registry on 20th day of May, 2024.

TRANSPORT: West half of lot numbered 35 (thirty-five) Subryanville, Kitty, situate in the city of Georgetown, in the County of Demerara, in the Republic of Guyana the said lot being shown on a plan by S.S.M. Insanally, Sworn Land Surveyor, dated the 14th July, 1941, and deposited in the Deeds Registry, at Georgetown, on the 27th December, 1941, with the building and erections thereon, subject to the following conditions:

a) There shall be a distance of not less than 12 (twelve) feet between the front boundary and not less than 8 (eight) feet between the side boundaries of the lot and any building erected. Should a second building be erected there shall be a distance of not less than 16 (sixteen) feet between each building and not more than two buildings shall be erected on the half lot;

b) No cattle, pigs, donkeys, mules or horses shall be kept on the half lot and no stable, pig sty, cow pen, or byre shall be erected on the half lot;

c) No coconut palms shall be planted on the half lot;

d) No shop, trade, industry or business whatsoever shall be carried on on the said half lot;

e) Disposal of sewerage shall be by means of septic tanks provided however, that with the approval of the Village Council the owners of the two adjacent half lots may join in building one tank to serve both half lots;

f) No advertisements of any nature whatsoever are to be erected;

g) No tenement buildings or lodging houses are to be erected;

h) A full detailed and comprehensive plan of any building to be erected shall be submitted to the Village Council of Kitty for their approval of the type of fence

to be erected being also indicated. No, building or fence shall be erected until the plan submitted has been approved.

T**O: ALPINE BUILDINGS SOLUTIONS INC.,** a company duly incorporated under the Companies Act, Cap. 89:01, Laws of Guyana with its registered address and place of business situate at W1/2 Lot 35 Kitty, Georgetown, Guyana.

46. **BY:** ANDRE ALLAN JULY, of Lot 30 Middle Street Pouderoyen, West Bank Demerara, Guyana

FIRST MORTGAGE ON: Lot numbered 279 (two hundred and seventy nine) part of fields numbered 7 (seven) to 28 (twenty eight) Ruimveldt, in the city of Georgetown, in the County of Demerara, Republic of Guyana, the said fields being shown on a plan by R.P.W. Carter Sworn Land Surveyor dated the 31st October, 1957 and deposited in the Deeds Registry at Georgetown on the 19th day of April, 1958 the said lot contains an area of 0.119 (nought decimal one one nine) of an acre, being laid down and defined on a plan by J. Phang Sworn Land Surveyor dated 14th day of July, 1959 and deposited in the Deeds Registry at Georgetown on the 19th day of November, 1959 and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage the property of the mortgagor and subject to the terms and conditions as more fully set out in full in Transport No. 2549 dated 9th December, 1968.

TO: THE NEW BUILDING SOCIETY LIMITED a body Corporate incorporated in Guyana under the provisions of the New Building Society Act Chapter 36:21 whose registered office is situate at lot 1 North Road and Avenue of the Republic, Georgetown, Guyana.

47. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 180 (one hundred and eighty)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot **'Q4'** containing an area of 6.1382 (six decimal one three eight two) acres all the said lot numbered **180 (one hundred and eighty)** containing an area of **0.1222 (nought decimal one two two two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 180 (one hundred and eighty)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first

violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

LAUNDRY

46. Commercial washing is prohibited.

47. Clothes shall not be dried on outdoor lines.

48. Homeowners and tenants/occupiers are prohibited from hanging or displaying on or from any windows, balconies or patios, or other parts of the buildings any laundry, washing, clothing, bedding or other materials or articles.

PERSONAL STAFF

49. Housekeepers and/or workmen employed to homeowners or tenants/occupiers should not congregate In Common Property, corridors or hallways.

50. Indecent language and boisterous behaviour and the use of radios/televisions in laundry areas and Common Property by housekeepers and/ or workmen employed to homeowners or tenants/occupiers is not allowed.

51. Laundry procedures and all rules and regulations should be explained to all housekeepers and/or workmen employed to homeowners or tenants/occupiers.

52. Homeowners and tenants/occupiers must monitor the behaviour of the housekeepers and/or workmen employed to them.

VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

54. Vehicles are permitted to enter the premises and to park on condition that the complex shall not be liable for loss of or damage to any vehicle or anything contained therein, howsoever caused.

55. The parking of vehicles for extended periods by non-residents, including homeowners who do not reside at the property, is strictly prohibited without prior consent of the Property Manager.

56. Homeowners, tenants/occupiers shall not park or allow to be parked any vehicle which appears to be non-functioning or in a state of disrepair for any Inordinate period of time (no more than two months).

57. The parking of commercial vehicles, boats, trailers, wreckers, containers and other similar vehicles are prohibited. Such Items will be removed at the homeowner's expense,

58. Parking spaces should not be used for the storage of building or other material.

59. Improperly parked vehicles will be removed at the homeowner's expense, or parking clamps placed on same.

60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

62. There should be no honking of motor vehicle either by residents or their visitors. Visitors should be advised to leave their motor vehicles and press the buzzer of the property inhabited by the person they are visiting. There should be no shouting of names from below windows.

63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **SEUGOBIN SUGRIM AND RADHIKA AMRITA SUGRIM** both 155 Floral Park, Houston, Georgetown, Guyana jointly.

48. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 181 (one hundred and eighty one)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres the said lot numbered **181 (one hundred eighty one)** containing an area of **0.1222 (nought decimal one two two two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Development" shall refer to the Lots 1 to 206, and 208 to 210 contained in the development as shown on Survey Plan No. 51813 drawn on January 4, 2012 by K.A. chapman, Sworn Land Surveyor, dated and recorded in the Guyana Lands and Surveys Commission on January 12, 2012, Lot 207 being exempted.

The term "Property" refers to **lot numbered 181 (one hundred and eighty one)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

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(a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

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41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

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VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

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64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

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67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

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68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

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78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

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FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **PETER ABAI AND SATYAWATTIE CHAN-ABAI** both 449 Herstelling, East Bank Demerara, Guyana jointly.

49. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 22 (twenty two)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres the said lot numbered **22 (twenty two)** containing an area of **0.1162 (nought decimal one one six two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 22 (twenty two)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed

for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North
(a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will

be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

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TO: **ROBERT RAMAH** of 18 Chateau Margot, East Coast Demerara, Guyana.

50. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 177 (one hundred and seventy seven)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres the said lot numbered **177 (one hundred and seventy seven)** containing an area of **0.1222 (nought decimal one two two two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 177 (one hundred and seventy seven)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not

Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North
(a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the

Common Charges). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

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10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the

sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

LAUNDRY

46. Commercial washing is prohibited.

47. Clothes shall not be dried on outdoor lines.

48. Homeowners and tenants/occupiers are prohibited from hanging or displaying on or from any windows, balconies or patios, or other parts of the buildings any laundry, washing, clothing, bedding or other materials or articles.

PERSONAL STAFF

49. Housekeepers and/or workmen employed to homeowners or tenants/occupiers should not congregate In Common Property, corridors or hallways.

50. Indecent language and boisterous behaviour and the use of radios/televisions in laundry areas and Common Property by housekeepers and/ or workmen employed to homeowners or tenants/occupiers is not allowed.

51. Laundry procedures and all rules and regulations should be explained to all housekeepers and/or workmen employed to homeowners or tenants/occupiers.

52. Homeowners and tenants/occupiers must monitor the behaviour of the housekeepers and/or workmen employed to them.

VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

54. Vehicles are permitted to enter the premises and to park on condition that the complex shall not be liable for loss of or damage to any vehicle or anything contained therein, howsoever caused.

55. The parking of vehicles for extended periods by non-residents, including homeowners who do not reside at the property, is strictly prohibited without prior consent of the Property Manager.

56. Homeowners, tenants/occupiers shall not park or allow to be parked any vehicle which appears to be non-functioning or in a state of disrepair for any Inordinate period of time (no more than two months).

57. The parking of commercial vehicles, boats, trailers, wreckers, containers and other similar vehicles are prohibited. Such Items will be removed at the homeowner's expense,

58. Parking spaces should not be used for the storage of building or other material.

59. Improperly parked vehicles will be removed at the homeowner's expense, or parking clamps placed on same.

60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

62. There should be no honking of motor vehicle either by residents or their visitors. Visitors should be advised to leave their motor vehicles and press the buzzer of the property inhabited by the person they are visiting. There should be no shouting of names from below windows.

63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be

levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **TRICIA RAYANN BASSOO** of 26 Courida Park, East Coast Demerara, Guyana.

51. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

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21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

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41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

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53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

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60. The "NO PARKING" signs must be strictly obeyed.

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63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

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INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for

ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, au Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes

are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREAC

TO: **JEREMY ANTHONY BASSOO** of lot 2 Courida Park, East Coast Demerara, Guyana.

52. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 185 (one hundred and eighty five)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres the said **lot numbered 185 (one hundred eighty five)** containing an area of **0.1222 (nought decimal one two two two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 185 (one hundred and eighty five)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

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78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **DENISE BASSOO** of lot 28 Courida Park, East Coast Demerara, Guyana.

53. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 186 (one hundred and eighty six)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres, the said **lot numbered 186 (one hundred eighty six)** containing an area of **0.1222 (nought decimal one two two two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south

western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 186 (one hundred and eighty six)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, **the Developer**), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in

the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4 pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/or

tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

LAUNDRY

46. Commercial washing is prohibited.

47. Clothes shall not be dried on outdoor lines.

48. Homeowners and tenants/occupiers are prohibited from hanging or displaying on or from any windows, balconies or patios, or other parts of the buildings any laundry, washing, clothing, bedding or other materials or articles.

PERSONAL STAFF

49. Housekeepers and/or workmen employed to homeowners or tenants/occupiers should not congregate In Common Property, corridors or hallways.

50. Indecent language and boisterous behaviour and the use of radios/televisions in laundry areas and Common Property by housekeepers and/ or workmen employed to homeowners or tenants/occupiers is not allowed.

51. Laundry procedures and all rules and regulations should be explained to all housekeepers and/or workmen employed to homeowners or tenants/occupiers.

52. Homeowners and tenants/occupiers must monitor the behaviour of the housekeepers and/or workmen employed to them.

VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

54. Vehicles are permitted to enter the premises and to park on condition that the complex shall not be liable for loss of or damage to any vehicle or anything contained therein, howsoever caused.

55. The parking of vehicles for extended periods by non-residents, including homeowners who do not reside at the property, is strictly prohibited without prior consent of the Property Manager.

56. Homeowners, tenants/occupiers shall not park or allow to be parked any vehicle which appears to be non-functioning or in a state of disrepair for any Inordinate period of time (no more than two months).

57. The parking of commercial vehicles, boats, trailers, wreckers, containers and other similar vehicles are prohibited. Such Items will be removed at the homeowner's expense,

58. Parking spaces should not be used for the storage of building or other material.

59. Improperly parked vehicles will be removed at the homeowner's expense, or parking clamps placed on same.

60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

62. There should be no honking of motor vehicle either by residents or their visitors. Visitors should be advised to leave their motor vehicles and press the buzzer of the property inhabited by the person they are visiting. There should be no shouting of names from below windows.

63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to

enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, au Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

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86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes

are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **ROY RAYMOND BASSOO JNR.** of lot 28 Courida Park, East Coast Demerara, Guyana.

54. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 19 (nineteen)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres, the said **lot numbered 19 (nineteen)** containing an area of **0.1162 (nought decimal one one six two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 19 (nineteen)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the **Developer**), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges).** Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

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10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or

injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

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60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

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63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **SATROHAN NAUTH** of 98 Atlantic Ville, Georgetown, Guyana.

55. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 23 (twenty three)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres, the said **lot numbered 23 (twenty three)** containing an area of **0.1162 (nought decimal one one six two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of

land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 23 (twenty three)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the **Developer**), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

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65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House

and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **ROBERT RAMAH** of 18 Chateau Margot, East Coast Demerara, Guyana.

56. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 21 (twenty one)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres, the said **lot numbered 21 (twenty one)** containing an area of **0.1162 (nought decimal one one six two)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 21 (twenty one)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure

proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North (a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder) may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

LAUNDRY

46. Commercial washing is prohibited.

47. Clothes shall not be dried on outdoor lines.

48. Homeowners and tenants/occupiers are prohibited from hanging or displaying on or from any windows, balconies or patios, or other parts of the buildings any laundry, washing, clothing, bedding or other materials or articles.

PERSONAL STAFF

49. Housekeepers and/or workmen employed to homeowners or tenants/occupiers should not congregate In Common Property, corridors or hallways.

50. Indecent language and boisterous behaviour and the use of radios/televisions in laundry areas and Common Property by housekeepers and/ or workmen employed to homeowners or tenants/occupiers is not allowed.

51. Laundry procedures and all rules and regulations should be explained to all housekeepers and/or workmen employed to homeowners or tenants/occupiers.

52. Homeowners and tenants/occupiers must monitor the behaviour of the housekeepers and/or workmen employed to them.

VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

54. Vehicles are permitted to enter the premises and to park on condition that the complex shall not be liable for loss of or damage to any vehicle or anything contained therein, howsoever caused.

55. The parking of vehicles for extended periods by non-residents, including homeowners who do not reside at the property, is strictly prohibited without prior consent of the Property Manager.

56. Homeowners, tenants/occupiers shall not park or allow to be parked any vehicle which appears to be non-functioning or in a state of disrepair for any Inordinate period of time (no more than two months).

57. The parking of commercial vehicles, boats, trailers, wreckers, containers and other similar vehicles are prohibited. Such Items will be removed at the homeowner's expense,

58. Parking spaces should not be used for the storage of building or other material.

59. Improperly parked vehicles will be removed at the homeowner's expense, or parking clamps placed on same.

60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

62. There should be no honking of motor vehicle either by residents or their visitors. Visitors should be advised to leave their motor vehicles and press the buzzer of the property inhabited by the person they are visiting. There should be no shouting of names from below windows.

63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However, major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **ROBERT RAMAH** of 18 Chateau Margot, East Coast Demerara, Guyana.

57. BY: HOUSTON DEVELOPMENT INC. a Company duly incorporated in Guyana under the Companies Act of Guyana of 1991, whose registered office is situate at Lot A87 Issano Place West, Bel Air Park, Georgetown, Guyana.

TRANSPORT OF: **Lot numbered 203 (two hundred and three)** being a portion of block 'BDI' comprising area 'L' and plot 'Q4' known as Floral Park, being a portion of Houston, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said area 'L' containing an area of 40.5649 (forty decimal five six four nine) acres as shown on a plan by G. Samaroo, Sworn Land Surveyor dated the 6th

day of December, 2012 and recorded at the Department of Lands and Surveys on the 7th day of December, 2012 as Plan No 54613 and deposited in the Deeds Registry of Georgetown on the 31st day of December, 2012, the said block 'BDI' containing an area of 46.7031(forty-six decimal seven nought three one) acres and the said plot 'Q4' containing an area of 6.1382 (six decimal one three eight two) acres, the said **lot numbered 203 (two hundred and three)** containing an area of **0.1239 (nought decimal one two three nine)** of an acre all being shown on a plan by M.S. Azam, Sworn Land Surveyor, dated 16th day of March, 2015 and recorded at the Department of Lands and Surveys on the 19th day of March, 2015 as Plan No. 61116 and deposited in the Deeds Registry, Georgetown on the 1st day of June, 2015, no building thereon, together with a right of way over a strip of land measuring 55' (fifty five) feet in width running along and in a north south direction from just east of the said lot numbered 207 (two hundred and seven) to access Cane View Avenue just east of the said lot numbered 11 (eleven) also going east from just north of Plot 'A' to access Cane View Avenue between lots numbered 1 (one) and 86 (eighty six), the said right of way together with an access 40 (forty) feet wide located at the south western extremity of the "said lot numbered 28 (twenty eight) shown on the aforesaid plan by M.S. Azam, Sworn Land Surveyor and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to Houston Development Inc., or any successor in interest or assigns.

The term "Property" refers to **Lot numbered 203 (two hundred and three)** described above.

SCHEDULE 1: COVENANTS

1. The Property shall be used for residential purposes only and shall not be sub-divided.

2. Not more than one (1) single family dwelling building with garages and no attached or semi-detached house, apartment, or any house designed for more than one (1) family shall be erected on the said Property. Garden/storage sheds or security hut shall be permissible to be erected thereupon. The dwelling must be at least 2,000 square feet (not Including garages, garden sheds or security huts); the dwelling shall be chosen from models presented by the Developer.

3. Such building shall be erected on the said Property within 12 months from the date of this Agreement unless extended by the Developer.

4. The building shall be constructed in accordance with plans submitted to and approved by the HDI and be based on new material only and to a quality consistent with the properties at Houston Gardens North (HGN).

5. The Purchaser agrees to join, and to be legally bound by the Homeowners' Association Rules and Regulations of Houston Gardens North (the **Estate**) annexed herewith as ANNEX A, in order to ensure proper order and running of the Estate and amenities provided by it, in good condition and homeowners enjoy their properties without unreasonably Interfering with the use and enjoyment thereof by other homeowners and/ or their families.

6. The Purchaser shall pay all HOA promptly and be bound by an annual assessment determined the HQA Committee for each calendar year, with said assessment starting only after 20 homes have been constructed on HGN.

ANNEX A

HOMEOWNERS' ASSOCIATION RULES AND REGULATIONS Houston Gardens North
(a registered business name of Houston Development Inc) Adopted as of October 2023 (revised Feb 2024)

The terms and conditions set out herein shall be called the Homeowners' Association Rules and Regulations (the HOA Rules). The Homeowner hereby agrees to observe and adhere to the covenants, rules, regulations and policies set forth herein In the HOA Rules so that the Property along with the Common Property (as defined hereunder)

may be used and enjoyed in such a manner without unreasonably interfering with the use and enjoyment thereof by other homeowners and/or their families:

COVENANTS:

1. Each Homeowner agrees and acknowledges that each covenant, servitude, right, encumbrance, interest, restrictions, liability, obligation to pay the Common Charges (defined hereunder), stipulation, easement, obligation, exception and reservation, contained herein, including these covenants, are to run with the Property perpetually for the benefit of the Property, as applicable, and bind the Homeowner and all parties claiming by, through or under him.

2. The Homeowner covenants to hold and hereby agrees to covenant with Houston Development Inc. (including its nominee, the Developer), their heirs, executors, administrators, successors and assigns, which each of them to conform to and observe said restrictions and obligations stated herein, including use of Property and construction improvements thereon.

3. The Homeowner agrees that the Developer may appoint a third party! or Homeowners shall elect an executive committee to form homeowners' association (the **"Property Manager"**) to manage and provide maintenance support, such as operation and routine maintenance of the power supply, intercom facility, water supply in the Common Property, maintenance of streets lights and lights in the Common Property, sewage outside the Property, fire-fighting systems, maintenance of the Common Property etc.

4. The invalidity of any one of these HOA Rules shall in no way affect other provisions of these HOA Rules which shall remain in full force and effect.

5. The HOA Rules contained herein shall be in effect in perpetuity provided they are in accordance with the laws of Guyana.

RESPONSIBILITY OF HOMEOWNERS:

6. Monthly maintenance, taxes, outgoings, assessments and any other applicable charges are payable in advance on the 1 day of each month (the **Common Charges**). Interest (at 2% per month) will be charged on the unpaid Common Charges no later than the 5!' day of the month till date of actual payment received.

7. Homeowners are required to maintain their property and keep it in a state of good repair (subject to reasonable wear and tear), however, damage by fire, storm, tempest or Act of God excepted.

8. Homeowners are requested to ensure that all present and future tenants/occupiers are given copies of, and adhere to, these HOA Rules.

9. Excessive numbers of occupants and/or overcrowding in any Property is not permitted. Provided that the Homeowner shall not:

a. Allow more than eight (8) persons (including himself) to occupy his unit in respect of three (3) bedroom units

b. Allow more than ten (10) persons (including himself) to occupy his unit in respect of four (4) bedroom units

c. Allow more than twelve (12) persons (Including himself) to occupy his unit in respect of five (5) bedroom units

10. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any purpose which may be illegal, immoral or injurious to the reputation to the Project. Any suspicious activity will be immediately reported to the relevant authorities without recourse to the homeowners or tenants/occupiers.

11. The Property shall be used for residential purposes only. Homeowners shall not use or cause his Property or the Common Property nor any part thereof to be used for any commercial trade or businesses purposes and the Property should be used for the purpose of a single private dwelling only.

12. Homeowners shall not cause his Property to be used as a junkyard, auto store, graveyard, slaughter-house or stockyard, or for boxcars or for storing any flammable and hazardous substances.

13. Homeowners shall not erect, display, affix or exhibit on or to his Property or the buildings on the Property, any sign, advertisement, name or notice other than the name of the Homeowner or the

designation except on any notice board provided for that purpose, unless the prior written approval has been received from the Developer.

14. Homeowners shall not do or permit or suffer to be done any act, matter or thing on or in respect of the Property which contravenes applicable laws in Guyana (including, without limitation, planning laws) or any enactment amending or replacing it or otherwise relating to planning and shall keep the Project indemnified against all claims, demands and liabilities in respect thereof.

NOTICES & COMPLAINTS

15. The Property Manager should be provided with the most recent contact names, telephone numbers and email addresses of all homeowners.

16. Notices to homeowners will be sent to the address on record given by the homeowner to the Property Manager.

17. All complaints and other issues may be lodged with the Property Manager between 10am to 4pm during business days in Guyana.

OCCUPANCY

18. Homeowners who intend to rent their Property must notify the Property Manager of the change in tenants and such notification should be in writing and not less than forty-eight (48) hours before the new tenant Is expected to take occupation.

a. The security at the gate will bar entry to any individual seeking to move in or out without authorization from the Property Manager;

b. Homeowners must notify the Property Manager of date and time when a tenant will be moving in or out of his/her Property;

c. All persons moving out of the Property must first obtain prescribed security clearance form:

d. Subject to (b), no removal vehicle should leave the Property without the security clearance form;

e. No security clearance will be accepted from removal vehicles by the security at the gate beyond 10:00 pm.

NOISE & ACTIVITIES

19. Homeowners, tenants/occupiers and invited guests should not make or permit to be made any undue noise (including but not limited to the use of expletives or obscene language) in or about the Property, the Common Property or any adjoining property.

20. Homeowners, tenants/occupiers and invited guests shall not permit or suffer to be done in or upon the Property or the Common Property anything (including the playing of any musical or electrical equipment) which is or may become a nuisance, hazard or annoyance or cause, loss, damage or inconvenience to the Project or to the owner of any other property or whereby any insurance being effected on the buildings or any part thereof may be rendered void or voidable or whereby the rate of premium may be increased and shall pay all costs, charges and expenses incurred by the Complex In abating any such nuisance.

21. All homeowners, tenants/occupiers should seek permission from the Property Manager at least one (1) week before holding social gathering which involve attendance of persons in excess of ten [(10)], as parking arrangements will have to be arranged. Steps should also be taken to advise affected neighbours of a temporary increase in the noise level and vehicular and non-vehicular traffic.

22. All loud noises, rowdy behaviour, unnecessary congregation, unreasonable high volume of television and radios are not permitted. Persons who jog and walk in the early mornings must give due consideration by keeping the noise level to a minimum in consideration of those who are not early risers.

COMMON PROPERTY

23. No-one may use any common area, being the inner road including any access and egress road to a property, the office of the Property Manager, laundry, parking bays, swimming pool, sports areas, gym and recreational facilities, parks, landscape, sewage and

all other portion or facilities located on the Project which are not reserved for the exclusive use of any homeowner etc. (the Common Property) in such a manner as to cause a nuisance or hazard to other users or make or cause to be made undue noise In or about the Common Property.

24. The riding of bicycles, carts, toy cars, use of roller skates, etc. is not permitted in the car parks, stairs or corridors, except in the designated areas for such activities.

25. No one should be scantily dressed while in the Common Property or outside of any Property.

26. No playing, shouting or disturbing noises are allowed in lobbies, staircases, laundries or other Common Property.

27. There shall be no obstruction of Common Property without the prior consent of the Property Manager.

28. There should be no standing or storing of motorcycles, bicycles, toys or items of any kind in lobbies, staircases, laundry or other Common Property. Motor cycles are to be parked in the designated areas.

29. Neither homeowners nor tenants/occupiers should place or cause to be placed any flower pot or other items (including laundry, mats, sneakers, mops, etc.) on the balconies, stairways or banister walls of any building on the property. Anyone in violation of this rule shall be solely liable where any such items fall upon or otherwise endanger other persons or property. A warning will be issued after the first violation and ay subsequent violation will result in the items being disposed of without liability to the Developer.

30. Any damage, intentional or otherwise, caused to the Common Property by the direct or indirect actions of the homeowner and/or tenant/occupier will be the sole financial responsibility of said homeowner and/ or tenant/occupier and the Property Manager will seek to recover any sums expended for repairs, court costs and other associated fees.

31. The grass lawns may not be used for the drying of laundry or the preparation of food.

32. Neither homeowners nor tenants/occupiers should use or cause to be used the electric current in Common Property via any device without the express permission of the Property Manager.

33. Smoking within the Common Property is not allowed, except within designated areas, and marijuana is prohibited.

34. Homeowners, tenants/occupiers shall not permit to be done anything In or about the buildings of the Property which will obstruct the approaches or the entrance thereto or any driveway or which will obstruct or Interfere with the rights and privileges of other homeowners, or tenants/occupiers of the building except where otherwise mentioned herein.

ANIMALS (PETS)

35. No pets of any kind should be raised or bred on the Property or any Common Property for commercial purposes or otherwise.

36. Dogs and cats shall be kept on a leash at all times outside the homeowner's Property.

37. Stray animals should not be encouraged or fed.

38. No cattle, pig, donkey, sheep, horse, reptiles of any kind should be kept In Property and no stable, pigsty, cow pen or byre shall be erected thereon.

39. No poultry whatsoever shall be kept in the Property, except for the purpose of being slaughtered and used for food within a reasonable period after being brought.

40. Homeowners, tenants/occupiers may keep small pets (excluding reptiles) provided such pets do not become a nuisance to adjoining or surrounding, tenants/occupiers, provided such pets are kept within the Property or in a specifically built enclosure designed for the housing of such pet.

41. Pet owners are responsible to clean up all droppings and other excretions in Common Property.

CHILDREN

42. Children below 8 years of age should be monitored/supervised by an adult at all times, especially when playing in the Common Property designated for recreation - The Park and Clubhouse (with such additional stipulations for the Club House)

43. Designated play areas are to be utilized, and playing in the streets or parking areas are prohibited.

44. Any damage or loss caused by the actions of children, will be the responsibility of the respective parents.

45. Children should not play In or around the elevators or with Intercom systems on the complex. Small children [below 8 years of age] should not use the elevators unless they are accompanied by an adult.

LAUNDRY

46. Commercial washing is prohibited.

47. Clothes shall not be dried on outdoor lines.

48. Homeowners and tenants/occupiers are prohibited from hanging or displaying on or from any windows, balconies or patios, or other parts of the buildings any laundry, washing, clothing, bedding or other materials or articles.

PERSONAL STAFF

49. Housekeepers and/or workmen employed to homeowners or tenants/occupiers should not congregate In Common Property, corridors or hallways.

50. Indecent language and boisterous behaviour and the use of radios/televisions in laundry areas and Common Property by housekeepers and/ or workmen employed to homeowners or tenants/occupiers is not allowed.

51. Laundry procedures and all rules and regulations should be explained to all housekeepers and/or workmen employed to homeowners or tenants/occupiers.

52. Homeowners and tenants/occupiers must monitor the behaviour of the housekeepers and/or workmen employed to them.

VEHICLES & PARKING

53. There must be no speeding inside the Project. The 20 kilometres per hour speed limit must be adhered to.

54. Vehicles are permitted to enter the premises and to park on condition that the complex shall not be liable for loss of or damage to any vehicle or anything contained therein, howsoever caused.

55. The parking of vehicles for extended periods by non-residents, including homeowners who do not reside at the property, is strictly prohibited without prior consent of the Property Manager.

56. Homeowners, tenants/occupiers shall not park or allow to be parked any vehicle which appears to be non-functioning or in a state of disrepair for any Inordinate period of time (no more than two months).

57. The parking of commercial vehicles, boats, trailers, wreckers, containers and other similar vehicles are prohibited. Such Items will be removed at the homeowner's expense,

58. Parking spaces should not be used for the storage of building or other material.

59. Improperly parked vehicles will be removed at the homeowner's expense, or parking clamps placed on same.

60. The "NO PARKING" signs must be strictly obeyed.

61. Driving lessons are not o be conducted on the complex.

62. There should be no honking of motor vehicle either by residents or their visitors. Visitors should be advised to leave their motor vehicles and press the buzzer of the property inhabited by the person they are visiting. There should be no shouting of names from below windows.

63. The homeowners or tenants/occupiers of a property should not park In the spaces assigned to other property and vice versa or on sidewalks.

64. Additional parking is available for visitors and households with more than two vehicles on the payment of requisite parking fees to be paid to the Property Manager.

65. The washing of vehicles in the general parking lot is prohibited. Vehicles may only be washed inside the Property without using water from the Common Property.

66. Visitors must only park in the areas designated for visitors.

67. The Project reserves the right to charge a fee for overnight parking as it sees fit to any homeowner, tenant/occupier using the parking area in contravention of these rules and regulations without the permission of the Property Manager.

GARBAGE DISPOSAL

68. Homeowners, tenants/occupiers of must place garbage (in the prescribed format such as special garbage bins or bagged or "bulk pick up") at the front of their Property, on the sidewalks for collection by 7:00 a.m. on the designated date of pick-up.

69. Except for placing garbage after sun-down the night before designated pickup, garbage should NEVER be left on the sidewalk, walkways, corridors or other Common Property overnight (whether pick up or not).

70. Leaks from garbage bags/bins are to be property cleaned up by the person putting out the bags.

71. Homeowners, tenants/occupiers are prohibited from throwing or allowing to fall or permit to be thrown or to fall any materials or substance whatsoever out of or from any window, ledge, balcony or other part of any property (Including but not limited to cigarette butts, dust, etc.) onto any adjoining or surrounding property or the Common Property or any part thereof.

INTERCOM & OTHER SECURITY SYSTEMS

72. The Homeowner will abide by such rules for entry and exit from the Estate. The security gate to the Property will be kept manned and controlled for ingress and egress. Homeowners, tenants/occupiers should not allow anyone that is not known to them to enter the Property, either by buzzing them in or by allowing them to enter at the same time they enter the building.

73. Malfunctioning security doors and intercoms should be immediately reported to the Property Manager. Persons should refrain from using malfunctioning elevators and must obey all signs posted on the elevator.

GENERAL

74. Each homeowner and tenant/occupier shall clean the windows of his property as often as may be necessary.

75. Homeowners shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining their property and shall keep all parapets and reserves unencumbered.

76. Homeowner shall be responsible for the cleaning and trimming of the grass within the Property.

77. Grills for windows and doors must be hung on the inside. Patterns should be consistent with plan available at the office of the Property Manager.

78. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining homeowners.

79. All water pumps shall be properly muffled, being enclosed as is necessary to prevent any noise or nuisance to adjoining homeowners.

80. Colour of the Property must conform with established guidelines of the Association.

81. Homeowners must maintain their lawns, flora and foliage in accordance with the standards of the Project.

82. Changes to the interior or exterior structure of any Property are prohibited without the prior written permission of the Property Manager. Further all homeowners, tenants/occupiers must pay a deposit at the office of the Property Manager to defray the cost of associated debris removal, etc.

83. No additions or alterations whatsoever inclusive of any exterior grills to be made to the exterior of the building initially constructed in accordance with the concept/design approved by the Developer. Interior painting, replacing floor tiles, installing new appliances, updating lighting and plumbing fixtures are all generally acceptable improvements. However,

major renovations like knocking down walls or rerouting plumbing or electrical should not commence before the requisite approval is sought and obtained from the Property Manager.

DEBT COLLECTION AND COMPLAINTS

84. Without prejudice to any other rights or remedies at law, ail Homeowners in arrears for three (3) months or more may be referred to an appropriate collection agency and will be liable for the associated late payment fees plus interest that the agency charges.

85. Notice shall be served on the Homeowners for any inability to abide by these HOA Rules or to take action pursuant to these HOA Rules and/or make good any loss caused by such homeowner within 15 days of receipt of such notice. In the event no action has been taken within 15 days by such homeowner, a fine determined by the HOA Association shall be levied on such non-compliant homeowner together with any cost associated with getting completed such notified work or making good any such loss by the Property Manager.

CLUBHOUSE

86. The Clubhouse shall be open to membership by all Home-Owners or Lessee's (properly approved by the HOA Association), on a cost recoverable fee, based on which facilities are used. Membership will carry such rules and conditions as may be stipulated by the Club House management. The Club House shall contain up to 8 apartments that may be available for short-long term rental, that will be used as the basis to finance the construction of the Club-House and Amenities. Membership of the Club House is voluntary and shall be separate from the monthly HOA fee. The Clubhouse may be treated as a stand-alone property, and placed into a separate subsidiary for purposes of financing,

CHANGES TO THE HOA RULES

87. Changes to the HOA rules may be approved at a general meeting of the HOA membership by a majority of the members, provided any such changes are approved by the Developer prior to being put to the membership. Administrative details on the implementation of these rules can be provided by the HOA Association.

FAILURE TO OBEY THESE HOA RULES WILL RESULT IN ACTION BEING TAKEN AGAINST THE HOMEOWNER, TENANT/OCCUPIER(S) IN BREACH

TO: **CHRISTOPHER JIT** of 61 Dennis Street, Campbellville, Georgetown, Guyana.

58. BY: ROOSEVELT DANIELS of 43 Brummel Street, Anns Grove, East Coast Demerara, Guyana.

TRANSPORT OF: Firstly: Plot lettered 'X' being a Portion of Lot numbered 95 (ninety five), being a part of the Frontlands of Plantation Dochfour, within the Haslington/Grove Local Government District, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, said Lot numbered 95 (ninety five) being laid down and defined on a plan by A.G. Glasgow, Sworn Land Surveyor, dated 1st day of January, 1842, and the said Plot lettered X containing an area of 0.164 (nought decimal one six four) of an acre, being laid down and defined on a plan by Jason O. Allen, Sworn Land Surveyor, dated the 7th day of March, 2018 and recorded in the Department of Lands and Surveys on the 5th day of April, 2018 as Plan No. 68957, and deposited in the Deeds Registry at Georgetown on the 7th day of June, 2024, no building thereon and subject to a Life Interest in favour of ROOSEVELT DANIELS.

Secondly: Plot lettered 'Y' being a Portion of Lot numbered 96 (ninety six) being a part of the Frontlands of Plantation Dochfour, within the Haslington/Grove Local Government District, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, said Lot numbered 96 (ninety six) being laid down and defined on a plan by A.G. Glasgow, Sworn Land Surveyor, dated 1st day of January, 1842, and the said Plot lettered Y containing an area of 0.167 (nought decimal one six seven) of an acre, being laid down and defined on a plan by Jason O. Allen, Sworn Land Surveyor, dated the 7th day of March, 2018 and recorded in the Department of Lands and Surveys on the 5th day of April, 2018 as Plan No. 68957, and deposited in the Deeds Registry at Georgetown on the 7th day of June, 2024, no building thereon and subject to a Life Interest in favour of ROOSEVELT DANIELS.

Thirdly: Lots numbered 69 (sixty nine) and 70 (seventy) all being parts of the Frontlands of Plantation Dochfour, within the Haslington/Grove

Local Government District, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, said Plantation being laid down and defined on a plan by A.G. Glasgow, Sworn Land Surveyor, dated 1st day of January, 1842, and the said lots numbered 69 (sixty nine) and 70 (seventy) containing an area of 0.304 (nought decimal three nought four) and 0.310 (nought decimal three one nought) of an acre, respectively, being laid down and defined on a plan by Jason O. Allen, Sworn Land Surveyor, dated the 7th day of March, 2018 and recorded in the Department of Lands and Surveys on the 5th day of April, 2018 as Plan No. 68957, and deposited in the Deeds Registry at Georgetown on the 7th day of June, 2024, without the building and erections thereon on Lot numbered 70 (seventy), property of the transportee and subject to a Life Interest in favour of ROOSEVELT DANIELS.

TO: ARTHUR FITZGERALD NURSE of 15 Nimrod Street, Two Friends, East Coast Demerara, Guyana.

59. **BY: KAWAL PANDAY and NEITASHA PANDAY,** both of Lot 119 Strathspey, East Coast Demerara, Guyana.

A FIRST MORTGAGE ON: FIRSTLY: Lot numbered 7 (seven) Section 'B' Non Pariel, in the Foulis/Buxton Local Government District situate on the east sea coast of the county of Demerara, of the Republic of Guyana, the said lot containing an area of 0.0734 (nought decimal nought seven three four) of an acre as shown and defined on a plan by O. Singh, Sworn Land Surveyor, dated the 19th August, 1993, and deposited in the Deeds Registry at Georgetown, on the 8th day of March, 1996, showing lots 1 to 504 (inclusive) parts of section 'B', Block '13' (east), and on the building and erections thereon, and on all other buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the mortgagors or either of them, and subject to the following terms and Conditions:-

(a) The property transported herein shall be used for residential purposes only and shall not be subdivided.

(b) Only one building shall be erected on the said lot.

(c) The building shall comply with plans submitted by the transportee and approved by the Central Housing and Planning Authority and the Central Board of Health and all other constructions including the erection of fences, entrances and bridges shall also be subject to similar approvals.

(d) No chemicals (toxic or non toxic) shall be stored in the building on the said lot.

(e) The said building shall not be used for any activity of an industrial nature."

SECONDLY:- All and singular the furniture, fixtures and fittings which are at present or may hereafter be situate on the firstly above described property during the existence of this mortgage, the property of the mortgagors or either of them.

TO: GUYANA BANK FOR TRADE AND INDUSTRY LIMITED: a company corporate incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situated at High & Young Streets, Kingston, Georgetown, Demerara.

60. **BY: Marlene Yvonne Persaud** of Lot 21 Broad Street, Charles Georgetown, Guyana, in her capacity as the executrix in the Estate of **FLORENCE WOON** also known as **Florence Hing,** also known as **Florence Evelyn Phang-A-Hing,** deceased by Letters of Administration with the will annexed whereof were granted to her by the High Court of the Supreme Court of Judicature on the 24th day of January, 2023 and numbered 2022-HC-DEM-EST 801.

TRANSPORT: "Sublot lettered "b" being part of the west part of the east part of Lot numbered 21 (twenty one) and 22 (twenty two) or 53 (fifty three) and 54 (fifty four) Broad Street, Charlestown, in the city of Georgetown, in the County of Demerara, Republic of Guyana, with the building and erections thereon the said sub-lot 'b" containing an area of 0.04195 (nought decimal nought four one nine five) of an acre and being shown and defined on a plan by Wilfred A. Lee, Sworn Land Surveyor, dated 27th day of October, 1971, and deposited in the Deeds Registry at Georgetown on the 14th day of December, 1971 and together with a right of way and along a strip of land measuring 8 (eight) feet in width running along and within the eastern boundary of sublot "a" part of the said west part of east part of the said lot and leading to Broad Street, the said sublot "a" and the said strip of land being shown marked "Right of Way" on the aforesaid plan

TO: the said **MARLENE YVONNE PERSAUD** of Lot 21 Broad Street, Charles Georgetown Guyana, and **RAYMOND ANTHONY WOON** of 107 Bonistel Crescent Brampton, Ontario L7A2R2, Canada and of Lot 21 Broad Street, Charles Georgetown, Guyana **JOINTLY.**

61. **BY: DONALD GORDON OTHO** of lot 1 Prince William Street, Plaisance, East Coast Demerara and **SHERRIANN OTHO** of lot 78 Robb Street, Bourda, Georgetown, Demerara.

TRANSPORT: Sublot numbered 26 (twenty six) 'B', of the east half of east half of lot numbered 26 (twenty six) Section A, Plaisance, in the Industry-Plaisance Local Government District, situate on the east sea coast of the county of Demerara, in the Republic of Guyana, the said lot being laid down and defined on a plan by M. Newlands, Sworn Land Surveyor, dated November, 1852 and deposited in the Deeds Registry at Georgetown on the 29th July, 1853, the said sublot 26 (twenty-six) 'B', having an area of 0.0897 (nought decimal nought eight nine seven) of an acre, together with a 'Right-of-Way' measuring 8 (eight) feet in width, running along and within the northern boundary of sublot 26 'A' and leading to Graham Street, all being shown and defined on a plan by C. Sam, Sworn Land Surveyor, dated the 2nd day of February, 2000, recorded in the Guyana Lands and Surveys Commission on the 17th day of February, 2000 as Plan No. 29761 and deposited in the said Deeds Registry on the 18th day of August, 2023 with the building and erections thereon.

TO: **KORETTA AULDEEN AVONEE OTHO** of lot 1 Prince William Street, Plaisance, East Coast Demerara, spinster.

62. BY: Kausiliyia Narine of Lot 408, 10th Street, Foulis. East Coast Demerara, in her capacity as the administratrix of the estate of HARDAY NAUTH RAMTAHAL also known as Hardaynauth Ramtahal, deceased, Letters of Administration with the Will annexed whereof were granted to her by the High Court of the Supreme Court of Judicature of Guyana on the 14th day of December, 2017, No. 2017-HC-DEM-EST-693.

TRANSPORT OF: "Lot numbered 15 (fifteen) being a portion of Area 'A' Plantation Hope, in the Enmore/ Hope Village District, situate on the East Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said lot containing an area of 0.202 (nought decimal two nought two) of an acre as shown laid down and defined on a Plan by I.S. Mohamed, Sworn Land Surveyor dated the 25th day of December, 1968, and deposited in the Deeds Registry at Georgetown Demerara on the 7th day of February, 2000, with the building and erections thereon and subject to following the terms and conditions:

i. The property shall be used for residential purposes only as a single family dwelling and shall not be sub-divided.

ii. Only one (1) building shall be erected on the said Property.

iii. The Property shall not be used for any Commercial or Industrial purpose and no shop, factory, manufacture, trade or business shall be carried on, on the Property.

iv. No chemicals (toxic or non-toxic) shall be stored on the Property.

v. No cattle, pigs, donkeys, mules, sheep or horses shall be kept on the Property and no stable, pig sty, cow pen or byre shall be erected thereon.

vi. The Transportee shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said Property and shall keep parapets and reserves unencumbered.

vii. The Transportee may make modifications (alterations and/or extensions) to the building with the prior permission of the Enmore/Hope Neighbourhood Democratic Council.

viii. Any modifications (alterations and/or extensions) shall comply with the minimum set back distances of 6'10" (side) from the boundary to the building and 10'-0" (front and rear) from the boundary to the building with maximum building coverage of 66.67 percent covered by the outermost wall of a building with the prior permission of the Enmore/Hope Neighbourhood Democratic Council.

ix. No storage of materials comprising earth, sand, stone, blocks, cements, timber, steel or mixing of concrete shall be permitted on the road or the road shoulders of the Property. Any materials on the road or the road shoulders of the Property must be cleared within 24 hours of it being placed thereon, failing which the Transportee will be charged Ten Thousand Dollars ($10,000.00) per day of default.

x. Fences shall be constructed to a height of no more than six (6) feet and shall have a degree of transparency through the use of materials such as grills, lattice and paling or other similar materials.

xi. The transportee shall reserve at least 15% of the remaining 33% of the Property as green space to aid in storm water management and to maintain the integrity of the drainage network of the area.

xii. All parking must be conducted within the confines of the said Property.

TO: JAGAT RAMTAHAL of 353 Blantford Road, Beckenham, Kent BR3 5NW, England and also of Lot 15, Area 'A' Plantation Hope, Enmore, East Coast Demerara, Guyana.

63. BY: **SAHADEO SOOKHOO also known as Sahadeo Sukhu** of lot 126 Mon Repos, East Coast Demerara, individually and in his capacity as the executor of the estate of **SUKHU** also known as Sookhoo deceased, Probate whereof was granted to him by the High Court of the Supreme Court of Judicature of Guyana on the 24th July, 1998 - No. 628 of 1998

TRANSPORT of - Cultivation lots numbered 15 fifteen), 16 (sixteen), 17 (seventeen and 18 (eighteen) Section C, Triumph, in the Triumph-Beterverwagting Local Government District, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said lots being shown on a plan by L.M. Nightingale, Government Surveyor, dated 4th September, 1912 and deposited in the Deeds Registry at Georgetown on the 19th December, 1912, with all the growing crops thereon, no building and erections thereon.

TO: the said SAHADEO SUKHU and SUIEKUMARIE SUKHU both of lot 126 Mon Repos, East Coast Demerara, jointly.

64. BY: MOOKUTNATH NARAIN of Handsome Tree, Mahaica River, East Coast Demerara, Guyana.

A FIRST MORTGAGE ON: "East half of the north half of a piece and part of a portion of land, part of a tract of land situate, lying and being on the Left Bank of the Mahaicony Creek, in the County of Demerara, in the Republic of Guyana, the said tract commencing at a paal marking the south western extremity of Grant 3498 held by C.A. Parrett and containing an area of 5124.88 acres as shown on a diagram by E.A. Haynes, Government Surveyor dated the 24th day of March, 1917, annexed to the Original Grant No. 6802 of the said tract of land issued on the 29th day of December, 1928, a duplicate of which diagram together with a duplicate of the said Grant are deposited in the Office of the Department of Lands, the said portion of land containing an area of 352.79 (three hundred and fifty-two decimal seven nine) English acres being shown coloured pink on a diagram by D.C.S. Moses, Sworn Land Surveyor dated the 8th day of May, 1942 and recorded at the Office of the Department of Lands aforesaid on the 15th day of May, 1942, as Plan No. 4481 and the said piece of land containing an area of 100.11 (one hundred decimal one one) English acres being shown as lot lettered "M" on a plan by S.S.M. Insanally, Sworn Land Surveyor dated the 3rd day of July, 1946 and deposited in the Deeds Registry at Georgetown on the 8th day of February, 1948, subject to the conditions contained in the said Grant, no building thereon but on all other buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the Mortgagor."

TO: DEMERARA BANK LTD., a company incorporated under the provisions of the Companies Act, Cap. 89:01 of the Laws of Guyana, whose registered office is situated at 214 Camp Street, North Cummingsburg, Georgetown, Guyana.

65. **BY: RAWLE GEORGE ANTHONY ROLLINS,** of 6951 Annie Walk, Lithonia GA 30038-4672 Dekalb, George, United States of America, also of Lot 90 Amatuk, Lane, Guyhoc Park, Georgetown, individually and in my capacity as the duly constituted Attorney for **GEORGE ANTHONY ROLLINS** and **BARBARA SCOTT ROLLINS,** both of 6951 Annie Walk, Lithonia GA 30038-4672 Dekalb, George, United States of America, also of Lot 90 Amatuk, Lane, Guyhoc Park, Georgetown, agreeably with Power of Attorney executed on the 25th day of April, 2022 and registered in the Deeds Registry at Georgetown, on the 18th day of May, 2022-No. 2677 of 2022.

A FIRST MORTGAGE ON: Lot numbered 90 (ninety) containing an area of 3672 (three thousand six hundred and seventy-two) square feet and being a portion of tract of State Land now known as Guyhoc Park being blocks lettered 'YY' and 'ZZ', situate in the second depth of La Penitence, in the City of Georgetown, in the County of Demerara, in the

Republic of Guyana, the said tract containing an area of 27.13 acres now held under Grant No. 7664 and being a portion of the area formerly half under License No. 2846, the said lot (hereinafter referred to as the Property) being shown on a plan by R. Warren, Sworn Land Surveyor, dated the 22nd day of July, 1976 and deposited in the Deeds Registry on the 14th day of March, 1977, and on the building and erections thereon and on all future buildings and erections which may hereafter be constructed or erected during the existence of this mortgage the property of the mortgagors or either of them, and subject to the conditions contained in the said grant and together with and subject to the following covenants, easements, rights, benefits, stipulations, obligations and registered interests with intent the same shall as far as practicable run with and be binding upon the said Guyhoc Park, (hereinafter called the Estate) and the property and every part thereof into whomsoever hand the same may come from time to time as more fully set out in Transport No. 1354 dated the 31st August, 2022.

TO: THE NEW BUILDING SOCIETY LIMITED: a body incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at lot 1 Avenue of the Republic, Georgetown, Demerara.

66. **BY:** CYCRENE FREDERICKS of Lot 316 Middle Street, North Cummingsburg, Georgetown, Guyana.

FIRST MORTGAGE ON: All the mortgagor's right, title and interest of and in the remainder of the unexpired term of a lease for 50 (fifty) years, commencing from the 1st day of January, 2023 and on the 20th day of March, 2023-No. SMR-5457, in respect of State Land situate in the State of Guyana and being Lot numbered 125 (one hundred and twenty-five) Kuru Kururu Residential Layout, Eastern side, Soesdyke Linden Haighway, in the County of Demerara, in the Republic of Guyana, containing an area of 0.4151 (nought decimal four one five one) of an acre as shown on GL&SC Plan No. 14175 dated the 1st day of August, 1969 by R.L. Langevine, Sworn Land Surveyor, a duplicate of which plan and a duplicate of this Lease are on record at the Office of the Lands and Surveys Commission, Georgetown, Demerara and on the building thereon and on all other buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the mortgagor.

TO: THE NEW BUILDING SOCIETY LIMITED: a body Corporate incorporated in Guyana under the provisions of the New Building Society Act, Chapter 36:21, whose registered office is situate at Lot 1 North Road and Avenue of the Republic, Georgetown, Demerara.

67. **BY: NAOMI MICHELLE DUNCAN** also known as Naomi Michelle Hooper-Duncan, of Lot 45 Constabulary Compound Mackenzie, Linden.

A FIRST MORTGAGE ON:- Tract lettered 'RH' being part of Sublot lettered 'A' part of lot numbered 147 (one hundred and forty seven), part of Lot No. 43 or Noitgedacht, in the Town of Linden, in the County of Demerara, in the Republic of Guyana, the said lot No. 43 or Noitgedacht being shown on a plan by Laurens Van Bercheyck dated 1749, on record in the Department of Lands and Surveys, the said lot being defined on a plan by James A. Kranenburg, Sworn Land Surveyor, dated 18th February, 1970, and deposited in the Deeds Registry at Georgetown on the 18th June, 1971, the said sub-lot containing an area of 0.4716 (nought decimal four seven one six) of an acre and being shown on a plan by J.E Rutherford, Sworn Land Surveyor, dated 30th April, 1993, and deposited in the Deeds Registry aforesaid, on the 14th June, 1993 and the said tract lettered 'RH' containing an area of 0.158 (nought decimal one five eight) of an acre and being shown on a plan by P.F. Murray, Sworn Land Surveyor dated 29th day of June, 2007 and deposited in the Department of Lands and Surveys on 13th day of July, 2007 as plan No. 41214 and deposited in the Deeds Registry aforesaid on this 14th day of September, 2010 no building and erections thereon but on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor (and together with and subject to the liabilities and covenants and also the easements, rights and interests fully set out in the Transport No. 1319 dated 11th of October, 1982.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

68. **BY: CHENEL BOVELL-DRAKES ROBINSON** also known as Chenel Bovell-Drakes, of Lot 1037 Fifth Section A Block X Diamond, East Bank Demerara.

A FIRST MORTGAGE ON:- North half of East half of lot numbered 175 (one hundred and seventy-five) Alexanderville, Kitty, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, as shown on a diagram by J.P. Prass, Sworn Land Surveyor dated the 24th March, 1888 and deposited in the Deeds Registry at Georgetown on the 24th November, 1888, the said North half of East half of lot numbered 175 (one hundred and seventy-five) containing an area of 0.065 (nought decimal nought six five) of an acre and subject to a right of way measuring 8' (eight) feet in width and running along the western boundary of the said lot, all being shown on a plan by L.L. Rutherford, Sworn Land Surveyor dated the 23rd day of November, 2012 and recorded at the Guyana Lands and Surveys Commission on the 30th day of November, 2012 as Plan No. 54522 and deposited in the Deeds Registry aforesaid on the 13th June, 2013, no building and erections thereon but on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

69. By: **MAHENDRA HARDYAL** and **BIBI KHADYA SAMAROO** also known as Bibi Khadya Hardyal, both of Lot 69 Seaforth Street, Campbellville, Georgetown, Guyana.

FOURTH MORTGAGE FIRSTLY on: Lot numbered 49 (forty-nine) Section C, Campbellville, in the City of Georgetown, County of Demerara, in the Republic of Guyana, the said lot being shown on a plan by L.I Yansen, Sworn Land Surveyor dated the 30th April, 1952 and deposited in the Deeds Registry at Georgetown on the 27th June, 1952, the said Section C being a part of tract of land being shown, described and marked "A' on a plan by R. Jaggernauth, Sworn Land Surveyor dated the 3rd May, 1951 and deposited in the Deeds Registry on the 29th May, 1951 and on the buildings and erections thereon on all future buildings and erections which may hereafter be situate thereon during the existence of this mortgage, the property of the mortgagors or either of them.

SECONDLY on: All and singular the fixtures and fittings which are present or may hereafter be situate on the firstly above described property during the existence of this mortgage the property of the mortgagors or either of them.

TO: **THE BANK OF NOVA SCOTIA** a company incorporated in the Dominion of Canada and registered under the provisions of the Companies Act 1991 with offices at 104 Carmichael Street, Georgetown, Guyana.

70. **BY: FUDILE MEDFORD,** of Lot 186 Thomas Street, Kitty, Georgetown.

A SECOND MORTGAGE ON:- Lot numbered 978 (nine hundred and seventy-eight) Section 'A' being a portion of block 'X' being a portion of Great Diamond, in the Golden Grove/Diamond Place Local Government District situate on the East Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said Block X, containing an area of 678.3412 (six hundred and seventy-eight decimal three four one two) acres as shown, laid down and defined on a plan by M.E. Rafiek, Sworn Land Surveyor, dated the 24th day of July, 1997 and deposited in the Deeds Registry on the 1st day of February, 1999 the said lot 978 (nine hundred and seventy-eight) containing an area of 0.1592 (nought decimal one five nine two) of an acre as shown on Plan No. 28821 by T.P. Lilboy Benny, Sworn Land Surveyor, dated the 10th day of April, 1999 and deposited in the Deeds Registry at Georgetown, Demerara on the 31st day of March, 2000, no building thereon but on all future buildings and erections which may hereafter be constructed or erected thereon during the existence of this mortgage, the property of the mortgagor and subject to the terms and conditions as more fully set out in Transport No. 1018 dated the 29th June, 2022.

TO: REPUBLIC BANK (GUYANA) LIMITED: a company incorporated in Guyana under the provisions of the Companies Act, Chapter 89:01, and duly continued under Act 1991, whose registered office is situate at lots 155-156 New Market Street, North Cummingsburg, Georgetown, Demerara.

71. **BY:** Vilma Anirude Harricharan also known as Vilma Anirude Brasse of 96 Atlantic Gardens, East Coast Demerara, Guyana, in her capacity as the administratrix of the estate of JAGDISCHAND RAMKEERAT also known as Jagdischand Ramkirat, Letters of Administration with the Will Annexed

whereof were granted to her by the High Court of Supreme Court of Judicature of Guyana on the 1st day of December, 2023, No. 2023-HC-DEM-EST-852.

BY: BASMATTIE HARRICHARAN also known as Basmattie Ramkeerat of 215-14 99 Avenue, Queens Village, New York 11429, United States of America, and also of 247 Temple Street, Better Hope Scheme, East Coast Demerara, represented herein by her duly constituted Attorney Vilma Anirude Harricharan also known as Vilma Anirude Brasse of 96 Atlantic Gardens, East Coast Demerara, agreeably with Power of Attorney executed on the 10th day of July, 2019 and registered at the Deeds Registry at Georgetown on the 11th day of July, 2019, No. 4800/2019.

TRANSPORT OF: Lot numbered 96 (ninety six) being part of Area 'X' known as Atlantic Gardens, part of Block 'S' a portion of Vryheid's Lust, Brothers and Montrose, in the La Bonne Intention-Better Hope Village District, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said Block 'S' containing an area of 50.060 (fifty decimal nought six nought) acres being shown on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated 25th February, 1960, and deposited in the Deeds Registry at Georgetown on the 15th day of November, 1960, and the said Area "K' (hereinafter referred to as "the Property") containing an area of 34.81 acres (thirty four decimal eight one) acres and being shown on a plan by C.S. McLean, Sworn Land Surveyor, dated 25th September, 1976 and deposited in the Deeds Registry on the 18th day of October, 1976, and the said lot being shown on a plan by R.L. Dewar, Sworn Land Surveyor, dated 28th February, 1979, and deposited in the Deeds Registry at Georgetown on the 29th day of November, 1980, with the building and erections thereon, and together with and subject to the following easements, rights, benefits, stipulations, restrictions, servitudes and obligations with intent that the same shall run with and be binding upon Plantations Vryheid's Lust, Brothers and Montrose cum annexis (hereinafter referred to as "the Estates" and the Property and every part thereof into whosesoever hand the same may come, namely:

(a) A right of way in favour of the Property Proprietors and their and each of their invitees and licensees on foot or by vehicle to and from Block 'S' from and to the East Coast Public Road over and along the reserve lying north of Block 'S' and South of the said Public Road, but without any obligation on the part of the Estates Proprietor to repair or maintain the said reserve.

(b) The right of the Property Proprietors to construct and maintain not more than three culverts over the drainage trench forming part of the aforesaid reserve except with the prior consent in writing of the Estates Proprietor and subject to the Property Proprietors lowering the two existing culverts to a level sufficient to effect the proper drainage of Block 'S' and to use and maintain the same as two of the three culverts herein before referred to or otherwise to remove the same.

(c) Unless the Estates Proprietors otherwise consent in writing the Property shall not be used except in accordance with the residential scheme approved by the Central Housing and Planning Authority.

TO: the said VILMA ANIRUDE HARRICHARAN, NICHOLAS DAVENDRA BRASSE and JASON JAGDESH BRASSE, all of 96 Atlantic Gardens, East Coast Demerara, in equal shares.

72. BY: JAMES GLADWYN SAMUELS of 22nd Avenue, Mt. Rainer, Maryland 20712, United States of America.

TRANSFER of- Lots numbered 134 (one hundred and thirty four), 135 (one hundred and thirty five) and 136 one hundred and thirty six), Section "D", La Grange, in the La Grange/Nismes Village District, situate on the west bank of the Demerara river, in the county of Demerara, in the Republic of Guyana, the said lots being shown on a plan by J. T. Seymour, Sworn Land Surveyor, dated the 30th April, 1929, and deposited in the Deeds Registry at Georgetown on the 21st October, 1929, save and except portions of the aforesaid lots as shown and coloured red on a plan by C.P. De Freitas and A. Lee Own, Government Surveyor, dated the 22nd June, 1937, and deposited in the Deeds Registry, aforesaid, on the 15th October, 1937, acquired by the Government of Guyana for public purposes, no building thereon.

TO: JAMES GLADWYN SAMUELS, Jnr. of 136 Durbana Square, Lamaha Gardens, Georgetown, Guyana.

73. **BY: WENDY ANASTASIA BUTTS** of 365 Ocean Avenue, Apt 3B, Brooklyn New York, 11226, United States of America, currently sojourning at Lot 62 Brickdam, Stabroek, Georgetown, Republic of Guyana and **MICHELLE NARINE** of 13-14 Saraha Johanna Old Public Road, East Bank Demerara, Administracies of the Estate of LATCHMI N. SINGH also known as LATCHME NARAIN SINGH also known as LATCHME NARAINE SINGH also known as LATCHME NARINE SINGH, acting pursuant to Order of the High Court of Supreme Court of Judicature made by the Honourable Madam Chief Justice Yonette Cumming-Edwards dated the 19th day of July, 2016 Action 2015-HC-DEM-CIV-SA-51

TRANSPORT: "South half of lot numbered 174 (one hundred and seventy-four) Da Silva Street, Newtown, Kitty, in the City of Georgetown, County of Demerara, Republic of Guyana, the said lot being shown on a plan by James Tudor Seymour, Sworn Land Surveyor, dated 30th March, 1912, and deposited in the Deed Registry on 20th January, 1913, with the building and erection. thereon."

TO: WENDY BUTTS also known as **Wendy Anastasia Butts,** of 365 Ocean Avenue, Apt 3B, Brooklyn New York, 11226, United States of America, currently sojourning at Lot 62 Brickdam, Stabroek, Georgetown, Republic of Guyana and **JAYANA EUREKA BUTTS** of Lot 62 Brickdam, Stabroek, Georgetown, Republic of Guyana, jointly.

74. **BY: WENDY ANASTASIA BUTTS** of 365 Ocean Avenue, Apt 3B, Brooklyn New York, 11226, United States of America, currently sojourning at Lot 62 Brickdam, Stabroek, Georgetown, Republic of Guyana and **MICHELLE NARINE** of 13-14 Saraha Johanna Old Public Road, East Bank Demerara, Administracies of the Estate of LATCHMI N. SINGH also known as LATCHME NARAIN SINGH also known as LATCHME NARAINE SINGH also known as LATCHME NARINE SINGH, as acting pursuant to Order of the High Court of Supreme Court of Judicature made by the Honourable Madam Chief Justice Yonette Cumming-Edwards dated the 19th day of July, 2016 Action 2015- HC-DEM-CIV-SA-51

TRANSPORT: Lot numbered 56 a (fifty-six a) Sandy Babb Street being a portion of that piece of land known as Kitty Railway Lands, Kitty, in the city of Georgetown, in the county of Demerara, in the Republic of Guyana, the said portion of land being shown on a plan by Williams Downer, Sworn Land Surveyor, dated 19th June, 1847, and deposited in the Deeds Registry at Georgetown on the 9th day of July, 1847, and the said lot being shown on a plan by J. Phang, Sworn Land Surveyor, dated 26th October, 1960, and deposited in the Deeds Registry aforesaid on the 8th day of August, 1964, no building thereon".

TO: RICARDO CHRISTOPHER SINGH also known as **Ricardo Singh** of 107-13 118th Street, South Richmond Hill, Queens, New York, 11419 currently sojourning at Lot 33 Sandy Babb Street, Kitty, Georgetown, Republic of Guyana.

75. By: **Mavis King** of James Street, Albouystown, Georgetown in her capacity as the administratrix of the estate of **GREETA MORTIMER** also known as **Greeta King,** deceased. Letters of Administration whereof were granted to her by the High Court of the Supreme Court of Judicature on the **27th day of October, 2014 - No. 2014-HC-DEM-EST-943.**

By: **PAULA JAMES** also known as **Paula James-Stoby** of Lot 143 'BB' Eccles, East Bank Demerara, individually and in her capacity as the administratrix of the estate of **PAUL STERLING MORTIMER** also known as **Paul Mortimer**, deceased. Letters of Administration whereof were granted to her by the High Court of the Supreme Court of Judicature on the **28th day of May, 2013 - No. 490 of 2013.**

TRANSPORT: Lot numbered 143 (one hundred and forty three) Block "BB", being a portion of Plantation Eccles, in the Eccles-Ramsburg, Local Government District, situate on the East bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said Plantation Eccles, being laid down and defined on a plan by James Hackett, Sworn Land Surveyor, dated 13th March, 1842, and deposited in the Deeds Registry at Georgetown on the 24th January, 1851, the said lot 143 (one hundred and forty three) containing an area of 0.0753 (nought decimal nought seven five three) of an acre, being laid down and defined on a plan by R.N. Durbeej, Sworn Land Surveyor dated the 2nd day of August, 1995, and deposited in the Deeds Registry on the 1st day of October, 1996, with the building and erections thereon, and

subject to a first mortgage passed in favour of the New Building Society Limited on the 29th January, 2007- No. 145 and subject to the following terms and conditions:

(a) The property transported herein shall be used for residential purposes only and shall not be subdivided.

(b) Only one building shall be erected on the said lot.

(c) The building shall comply with plans submitted by the transportee and approved by the Central Housing and Planning Authority and the Central Board of Health and all other constructions including the erection of fences, entrances and bridges shall also be subject to similar approvals.

(d) No chemicals (toxic or non toxic) shall be stored in the building on the said lot

(e) The said building shall not be used for any activity of an industrial nature.

To: **PAULA JAMES-STOBY** and **INA MORTIMER JAMES,** both of Lot **143 'BB'** Eccles, East Bank Demerara, jointly.

76. **BY: NAVIL MANBAHAL also known as Neville Manbahal** of Lot 28R, South, New Road, Vreed-en-Hoop, West Coast Demerara, represented herein by his duly constituted Attorney Bhagmania Jadunath of West Demerara Regional Hospital Compound, Best Village, West Coast Demerara agreeably with Limited Power of Attorney executed on 11th September 2023 and registered in the Deeds Registry at Georgetown on the 12th day of September, 2023, No 5756 of 2023.

TRANSPORT OF: Lot lettered 'R' situate on the southern side of the public road part of the front lands of Vreed-en-Hoop, in the Vreed-en-Hoop Village District, situate on the west bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said lot being defined on a plan made by the Sworn Land Surveyor, S.S.M Insanally ,dated the 20th day of March ,1951 and deposited in the Deeds Registry of Guyana on the 13th day of June 1951 , with the building and erections thereon.

TO: NAVIL MANBAHAL also known as Neville Manbahal of Lot 28R, South, New Road, Vreed-en-Hoop, West Coast Demerara **SUSANNE MITRA** and **JAIDEN MITRA,** minor born on 19th August 2022 both of 45 Willcocks Cresent, Ajax, Ontario, LIT 3L8, Canada, jointly

77. **BY: HARRICHAN SINGH** of T-HSE #4 Hillview Court, Paradise Garens Tacarigua, Trinidad and Tobago represented herein by his duly constituent Attorney Liksham Kissoon of Lot 156 Charlotte Street, Georgetown agreeably with Limited Power of Attorney executed on 30th October 2023 and registered in the Deeds Registry at Georgetown on 16th November 2023 No 7120 of 2023.

TRANSPORT OF: Sublot numbered 1 (one) being part of Lots numbered 13 (thirteen) and 14 (fourteen), North Section Canal No 1, situate on the West Bank Demerara, in the County of Demerara, in the Republic of Guyana and, the said lots numbered 13 (thirteen) and 14 (fourteen) being shown and defined on a plan by Frank Fowler, Sworn Land Surveyor, dated 29th March 1902, and deposited in the Office of the Registrar of British Guiana now the Deeds Registry on 6th May 1902, the said sublot numbered 1 (one) containing an area of 0.136 (nought decimal one three six) of an acre being shown and defined on a plan by Gregory Samaroo, Sworn Land Surveyor dated 23rd July 2005 and recorded in the Guyana Lands and Surveys Commission on the 24th day of August 2005 as plan No 37819 and deposited in the Deeds Registry, Georgetown on the 18th day of April 2007, no building and erections thereon

TO: RICHARD DAVID MATHURA, NENA SUMITRA MATHURA, HAILEY EMMA MATHURA, minor born on October 20th 2010, **MEGAN AVA MATHURA,** minor born on November 16th 2011, **SCARLETT LEAH MATHURA,** minor born on July 5th 2018, **CHLOE MIA MATHURA** minor born on January 8th 2020 and **RICHARD MATHURA** minor born on August 16th 2022, all of 12773 SW, 204th St, Miami, Fl, 33177, United States of America, jointly.

78. **BY: HERBERT ELVIS BENJAMIN,** of 628 E 32nd Street, Brooklyn, New York, 11210, United States of America and also of Lot 464 Canvas

City, Wismar, Linden, Demerara, Guyana represented by his duly constituted attorney Seamorn Samantha Garraway also known as Seamorn Samantha Garraway Rodney of Lot 3 Silvertown Hillfoot, Wismar, Linden, Demerara, Guyana agreeably with General Power of attorney executed on the 18th December, 2023 and registered in the Deeds Registry on the 19th December, 2023 and numbered 7827/ 2023.

TRANSPORT: Lot numbered 575 (five hundred and seventy five) containing an area of 8820.00 (eight thousand eight hundred and twenty decimal nought nought) square feet part of a portion of Block lettered 'F' part of that part of the abandoned Plantation Wismar known as Canvas City, in the Town of Linden, situate on both banks of the Demerara river, in the County of Demerara, in the Republic of Guyana, the said block lettered 'F' being shown on a plan by E.A. Haynes, Sworn Land Surveyor, dated on the 7th day of December, 1916 and recorded in the department of Lands as Plan No. 2501, the said lot numbered 575 (five hundred and seventy five) being shown on a plan by C.K. Phang, Sworn Land Surveyor, dated 26th April, 1968, and deposited in the Deeds Registry on the 23rd day of July, 1969, with the building and erections thereon and subject to the terms and conditions set forth herein namely:

(a) Only one building shall be constructed on the said lot, and the said lot shall be used for residential purposes only.

TO: JEMAUL REMINGTON RICHMOND of Commmercial Street, Vieux Fort, Saint Lucia and also of 537 Moblissa, Agricultural Layout, Soesdyke, Linden Highway, Guyana.

79. **BY:** PRINCE BARKER and INGRID BARKER of Lot 446 Soesdyke Back Road, East Bank Demerara, Guyana.

TRANSPORT OF:- Sublots 27A (twenty seven A) and 28A (twenty eight A) containing areas of 0.1706 (nought decimal one seven nought six) and 0.2118 (nought decimal two one one eight) of an acre respectively being portions of cultivation lots numbered 8 (eight) and 9 (nine) plantation Soesdyke within the Soesdyke/Coverden Local Government District on the right bank of the Demerara River, in the County of Demerara and in the Republic of Guyana, the said lots 8 (eight) and 9 (nine) being shown on a plan by J.L. Yhap, Sworn Land Surveyor dated 24th April, 1949 and duly deposited in the Deeds Registry at Georgetown on 25th January, 1949, the said sublots being laid down and defined on a plan by V.H. Mc Lennan, Sworn Land Surveyor, dated 20th May, 1998 and recorded in the Department of Lands and Surveys on the 29th June, 1998 as Plan No. 29013 and deposited in the Deeds Registry on the 7th October, 1999, and subject to a Life Interest in favour of INGRID BARKER.

TO: BREANNA ENID BARKER, SCHNOVEY TISHAWNNA BARKER, MICHAEL KEN BARKER and VANESSA ALICIA BARKER, all of lot 1335 Park Avenue, Plainfield, New Jersey 07060, United States of America, and Sojourning at lot 447 Back Road Soesdyke, East Bank Demerara, Guyana,

80. BY: **DEVANAND RAMOUTAR** also known as **Devanand Ramautar** of Lot 142 Meten-Meer-Zorg East, West Coast Demerara, Guyana.

TRANSPORT: Lot numbered 45 (forty five) being a portion of Block 'N' part of Plantation Cornelia Ida, in the Cornelia Ida/Stewartville Local Government District, situate on the West Coast of Demerara in the Republic of Guyana, the said lot containing an area of 0.1150 (nought decimal one one five nought) of an acre and being shown laid down and defined on a plan by C.C. Cappel, Sworn Land Surveyor, dated 23rd August, 1994 and deposited in the Deeds Registry at Georgetown the 3rd day of December, 1997, with the building and erections thereon and subject to the following terms and conditions, namely:

(a) No shop, factory, manufacture, trade, industry, business or profession of any kind whatsoever shall be carried on on the lot and no advertisement shall be erected or exhibited thereon without permission in writing and no application for our consent in respect of any shop, factory, manufacture, trade, industry, business or profession of an offensive, noisome, noxious or dangerous nature will be considered.

(b) The lot shall not be at any time be divided or sold except as a whole and then not earlier that seven (7) years following the date of conveyance of the said lot to the Purchaser.

(c) The right and liberty of the Vendors and their successors in title and of the owners and occupiers for the time of all or any part or parcel of the land adjoining or near to the lot hereby transported the adjoining or elsewhere, for the purpose of benefiting the adjoining land or any part thereof and without liability for any trespass, nuisance or negligence in

connection with or damage caused by the spray falling on the lot hereby transported to the intent that this easement or servitude shall be and continue to be a registered in every transport of all or any part of the lot.

TO: the said **DEVANAND RAMAUTAR** of Lot 142 Meten-Meer-Zorg East, West Coast Demerara, Guyana and **RABINDRANAUTH RAMAUTAR** of Lot 45 Block N, Cornelia Ida, West Coast Demerara, Guyana, **jointly.**

81. BY: TREVEDI PERSAUD TEWARI also known as Trevedi Tewari, of 24A Frognal Avenue, Harrow Middlesex, HA1 2SF, United Kingdom, and also of Lot 18 Best Village, West Coast Demerara, represented herein by his duly constituted Attorney, Lekhranie Hariprashad, of Lot 18 Best Village, West Coast Demerara, agreeably with Power of Attorney executed on the 27th day of March, 2024 and registered in the Deeds Registry, at Georgetown, Demerara on the 28th day of March, 2024 - No. 1892 of 2024.

TRANSPORT OF: Lot numbered 26 (twenty-six) Area 'K' Lusignan, in the La Reconnaisance-Mon Repos Local Government District situate on the east sea coast of the County of Demerara, in the Republic of Guyana, with the building and erections thereon, the said lot and the said area 'K' being laid down and defined on a plan by I. Sheer Mohamed, Sworn Land Surveyor dated 8th day of August, 1968, and deposited in the Deeds Registry at Georgetown, Demerara, on the 3rd day February, 1971, and together with one undivided one hundred and fifty first part or share of and in the streets, drains and reserves within the said area 'K' as shown on the said plan and together with and subject to the covenants, easements, rights, benefits, stipulations and obligations with intent that the same shall run with and be binding upon Lusignan cum annexis (hereinafter referred to as 'the Estate') and the property and every part thereof into whosesoever hand the same may come namely:

(a) No shop, factory, manufacture, trade, industry, business or profession of any kind whatsoever shall be carried on on the lot and no advertisement shall be erected or exhibited thereon except with the permission in writing of the said Corporation.

(b) The said Corporation and their successors in title and the owners and occupiers for the time being of all or any part or parcel of the land adjoining or near to the lot (hereinafter called "the adjoining land") shall have the full right and liberty to carry out aerial spraying from aircraft whether over the lot and adjoining land or any part thereof and without liability for any trespass, nuisance or negligence in connection with or damage caused by the spray falling on the lots to the intent that this easement or servitudes shall be and continue to be a registered encumbrance mentioned in every transport of all or any part of the lot;

(c) The transportee, their agents, servants, tenants, invitees and licencees (in common with all other persons authorized by the said Corporation) shall have the right of access at all times over the streets and reserves of the said Lusignan as a means of access to and from the public Road;

TO: HAROON BAKSH, of Lot 59 Main Road, Lusignan, East Coast Demerara.

82. BY:- Ivan Barton of 380 Burjag Housing Scheme, Wisroc Linden, in his capacity as the executor of the estate of CHARLES EDWARD STEPHEN also known as Charles Stephen also known as Edward Stephen whereof Letters of Administration with Will annexed were granted to him by the High Court of the Supreme Court of Judicature of Guyana on the 12th day of March, 2024, numbered 2023-HC-DEM- EST-1179.

TRANSPORT:- Sub-lot, lettered 'Z' being part of Lot numbered '15e' (fifteen e) Section 'B' Christianburg in the town of Linden, situate on the left bank of the Demerara River in the County of Demerara, and in the Republic of Guyana, the said Sublot containing an acre of 0.084 (nought decimal nought eight four) of an acre as shown on a plan by T.A.K. Fisher, Sworn Land Surveyor dated 10th October, 2007 and recorded in the Department of Lands and Surveys as Plan No. 41691 and deposited in the Deeds Registry, Georgetown, on the 24th August, 2010, with the building and erections thereon.

TO:- ADRIANA STEPHEN of 380 Burjag Housing Scheme, Wisroc Linden.

83. BY: LEROY AUGUSTUS ADAMS also known as Leroy Adams of 34 Company Road, Friendship Village, East Coast Demerara, represented herein by his duly constituted Troy Andrew Glen of 34 Company Road Friendship

Village, East Coast Demerara, by Power of Attorney executed on the 5th July, 2019 and registered in the Deeds Registry at Georgetown on the 8th July 2019 and numbered 4724/2019.

PROPERTY: Lot numbered 20 (twenty) being a portion of Area 'X' being part of Plantation Vigilance, in the Foulis - Buxton Local Government District situate on the East Sea Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said lot containing an area of 0.1683 (nought decimal one six eight three) of an acre and being shown, laid down and defined on a Plan No. 27631 by M.S. Azam, Sworn Land Surveyor dated the 7th day of December, 1997, and deposited in the Deeds Registry at Georgetown, Demerara, on the 16th day of April, 2003, with the building and erections thereon subject to the following terms and conditions as more fully set out in full in herein,

(a) The lot shall be used for residential purposes only and shall not be sub-divided.

(b) The building shall be constructed in accordance with plan submitted to and approved by the Neighbourhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and all other constructions including the erections of fences and entrances, bridges shall be subject to similar approvals.

(d) The transportee(s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO: SHELLEY ELIZABETH HEADLEY of 117 Vigilance North, East Coast Demerara.

84. BY: **BIBI SALEMA GAFOOR** Lot 64 Boodhoo Housing Scheme, Blankenburg, West Coast Demerara, in the Republic of Guyana.

TRANSPORT OF: "Lot numbered 94 (ninety-four) being a portion of Block lettered "A" Plantation Blankenburg, in the Blankenburg/Hague Local Government District, situate on the West Sea Coast of Demerara, in the County of Demerara, in the Republic of Guyana, the said Block "A" being shown on a plan by D. Brijraj, Sworn Land Surveyor dated the 9th April, 1981 and deposited in the Deeds Registry on the 15th July, 2003, the said lot containing an area of 0.085 (nought decimal nought eight five) of an acre being shown on a plan by O. Singh, Sworn Land Surveyor dated the 29th March, 2004 and deposited in the Deeds Registry on the 25th day of October, 2006, with the building and erection thereon."

TO:- **DAHASRAT NARAIN** of Lot 13 Dry Shore, Essequibo Coast, in the Republic of Guyana.

85. **BY: KHEMWATTIE SHIVSAYWAK,** of Lot 'B' Soesdyke, East Bank Demerara, Guyana, and also of 870 New Britain Avenue, Hartford, Connecticut, 06106 United States of America.

TRANSPORT OF: Lot numbered 152 (one hundred and fifty-two) being a portion of Tract "M1" of Tract "M" being part of Block G 2 (G-two) being a portion of that part of Land of Canaan, South of the Village of Canaan, in the Caledonia Good Success Local Government District, situate on the East Bank of the Demerara River, in the County of Demerara, in the Republic of Guyana, the said part of Land of Canaan having an area of 411.4 (four hundred and eleven decimal four) English acres as shown on a plan by E.C.H. Klautky, Sworn Land Surveyor, dated the 30th day of July, 1910, and deposited in the Deeds Registry on the 15th day of June, 1916, and the said Block G 2 (G-two) having an area of 215.85 (two hundred and fifteen decimal eight five) acres, being shown and defined on a plan by F.R. Lee, Sworn Land Surveyor, dated the 23rd day of February, 1979, and deposited in the Deeds Registry at Georgetown on the 26th day of November, 1979, and the said lot containing an area 6067 (six thousand and sixty-seven) square feet and being shown and defined on a plan by L. E. Leo, Sworn Land Surveyor, dated the 20th day of April, 2013 and deposited in the Guyana Lands and Survey Commission on the 26th day of April, 2013 as Plan No. 55762, and deposited in the Deeds Registry on the 27th day of January, 2014, no building and erections, and subject to the conditions:-

(a) The lot shall be used for residential purposes only and not more than 1 (one) building shall be erected thereon.

(b) The lot shall not be sub-divided;

(c) The parapets and reserves shall not be encumbered;

(d) There shall be a septic tank installed on the lot for the treatment of sewage and no latrine(s) shall be erected on the lot;

(e) No shop, factory, manufacture, trade or industry or business of any kind whatsoever shall be carried on on the lot and no advertisements or signs shall be erected or exhibited on or near to the lot.

(f) No cattle, pigs, donkeys, horses, mules, sheep or goats shall be kept on the lot and no stable, pigsty, cowpen or byre shall be erected thereon.

(g) No poultry shall be kept on the lot except for the purpose of being killed and used for food within a reasonable period after being brought on the said lot and provided that in the interval between brining of the same thereon and the use if same for food, all such poultry caged and maintained in a sanitary condition so as not to give rise to any nuisance or annoyance to other owners and occupants of property in the area, and no poultry shall be reared or kept on the lot for commercial purposes or for sale, and no pens shall be erected on the house poultry for any commercial venture whatsoever.

(h) The Purchaser agrees to become a financially subscribing member of a Home Owners Association established for the following purposes:

i. Road maintenance

ii. Maintenance of potable water, supply pipes and systems

iii. Maintenance of the drainage system

iv. Maintenance and landscaping of parapets and reserves

v. Establishment and maintenance of street lights and lights in common areas including playfields and recreational parks and areas

vi. Employment of security personnel and installation of security systems

vii. Collection and disposal of garbage/refuse

(i) The Purchaser agrees to pay to the Home Owners Association a monthly fee on such date stipulated by the Home Owners Association.

TO: YODHIA PERSAUD, of Lot 9 Bel Air Gardens, Georgetown, Guyana

86. BY: **Sukrajie Phillips-Doolie** also known as **Sukrajie Phillips** of Grant West Field, Siriki, Upper Pomeroon River, in her capacity as the administratrix of the estate of **DWARKA PERSAUD DOOLIE** also known as **Dwarka Doolie** also known as **Dwarka Persaud,** deceased, Letters of Administration whereof were granted to her by the High Court of the Supreme Court of Judicature on the 21st day of June, 2022 and numbered 2022-HC-DEM-EST-11.

TRANSPORT OF: Lot numbered 5 (five) being a portion of Block "CC" being a Part of Plantation Mon Repos also known as Mon Repos West in the Mon Repos/La Reconnaissance Local Government District situate on the East Coast Demerara, in the County of Demerara, in the Republic of Guyana, the said lot containing an area of 0.0826 (nought decimal nought eight two six) of an acre as shown on a Plan No. 27079 by Dwarka Ramkarran, Sworn Land Surveyor, dated the 14th day of May, 1997 and deposited in the Deeds Registry at Georgetown, Demerara, on the 9th September, 1999, with the building and erections thereon, and subject to the following terms and conditions as more fully set out in full in herein:

a) The lot shall he used for residential purposes only and shall not be subdivided.

(b) Only one building shall be erected on the said lot.

c) The building shall be constructed in accordance with plan submitted to and approved by the Neighborhood Democratic Council (NDC), or other competent Local Authority and the Central Housing and Planning Authority and additional and other constructions including the erection of fences, entrances and bridges shall be subject to the similar approvals.

d) The transportee(s) shall be responsible for the cleaning and maintenance of all drains, reserves and parapets adjoining the said lot and shall keep all parapets and reserves unencumbered.

TO: **VICTOR VICKRAM DWARKA PERSAUD** of Lot 5, Block CC, Mon Repos, East Coast Demerara, Guyana.

87. BY: ANDREW SOLOMON, pensioner and GILLIAN SOLOMON, also known as Gillian Claire Rosemary Solomon, pensioner, both of 78 North 6th Street, New Jersey, 07107, United States of America, at present residing at Lot 318 Phase Farm, East Bank Demerara, Pensioner.

TRANSPORT OF: Lot numbered 208 (two hundred and eight) being part of Area 'X' known as Atlantic Gardens, part Block 'S' a portion of Plantation Vryheid's Lust, Brothers and Montrose, in the La Bonne Intention- Better Hope Village District, situate on the east sea coast of the County of Demerara, in the Republic of Guyana, the said Block 'S' containing an area of 50.060 (fifty decimal nought six nought) acres being shown on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated 15th February, 1960, and deposited in the Deeds Registry of Georgetown on the 15th November, 1960 and the said area 'X' (hereinafter referred to as "the Property") containing an area of 34.81 (thirty-four decimal eight one) acres and being shown on a plan by C.S. Mc Lean, Sworn Land Surveyor, dated 15th September, 1976 and deposited in the Deeds Registry on the 18th October, 1976, and the said lot being shown on a plan by R.L. Dewar, Sworn Land Surveyor dated 28th February, 1979, and deposited in the Deeds Registry at Georgetown on the 29th November, 1980, no building thereon and together with and subject to the following easements, rights, benefits, stipulations, restrictions, servitudes and obligations with intent that the same shall run with and be binding upon Plantation Vryheid's Lust, Brothers and Montrose cum annexis (hereinafter referred to as "the Estates") and the property and every part thereof into whosoever hand the same may come, namely:

(a) The right of the Property Proprietors to construct and maintain not more than three culverts over the drainage trench forming part of the aforesaid reserve except with the prior consent in writing of the Estates Proprietor and subject to the Property Proprietors lowering the two existing culverts to a level sufficient to effect the proper drainage of Block 'S' and to use and maintain the same as two of the three culverts herein before referred to or otherwise to remove the same.

(b) No shop, factory, manufacture, trade, industry or business shall be carried on on the said lot and no advertisements shall be erected or exhibited thereon except with the permission in writing of the Vendor which shall not be granted in respect of property in the areas designated by the Vendor as commercial or Reserved Areas.

(c) No shop, factory, manufacture, trade, industry or Business of an offensive, noisome, noxious or dangerous nature shall be carried on on the said lot.

TO: LEYON ARTHUR O'BRIEN, Contractor and DONNETTE ALLISON SAM, Manager, both of Lot 318 Phase 1, Farm, East Bank Demerara, jointly.

88. BY: NATIONAL HARDWARE GUYANA LIMITED, a Company incorporated in Guyana under the Companies Act, Chapter 89:01 and continued under the Companies Act 1991 whose registered office is at Lots 17-19A Water Street, Georgetown in the county of Demerara.

TRANSPORT of- Lot lettered A46 (A forty-six) portions of lots 27 to 34 being a portion of plot lettered "LP" being a portion of block "LPT", all being portion of Liliendaal, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said plot lettered "LP" containing an area of 103.88 (one hundred and three decimal eight eight) acres, being shown and laid down on a plan by S.S. Sukhai, T.N. Grimmond and D.U. Congreaves, Sworn Land Surveyors, dated 14th day of December, 2009 and recorded at the Guyana Lands and Surveys Commission as Plan No. 46687 on the 30th day of December, 2009 with a right of way in common with the proprietors of the several portions of land leading South from the Railway Embankment through the southern prolongation of the reserve that separates tracts lettered "B" and "C" as shown on Guyana Lands and Surveys Commission Plan No. 41632 and dated 28th day of September, 2007 and deposited in the Deeds Registry on the 7th day of February, 2011, the said lots 27 to 34 shown on a plan by Keith A. Chapman, Sworn Land Surveyor, dated 28th

December, 2011, recorded in the Guyana Lands and Surveys Commission on the 12th January, 2012 as Plan No. 51813 and deposited in the Deeds Registry on 8th August, 2013, the said lot numbered A46 (A forty-six) containing an area of 0.158 (nought decimal one five eight) of an acre being shown on a Plan by Narendra D. Sukhdeo, Sworn Land Surveyor, dated the 10th day of March, 2023 and recorded at the Guyana Lands and Surveys Commission on the 23rd day of March, 2023, as Plan No. 83030 and deposited in the Deeds Registry on the **30th day of May, 2023,** no building thereon, (referred to herein as "the Property"), and subject to the following terms and conditions namely:

Covenants That Benefit and Run With The Property TO BE INCLUDED ON TRANSPORT IN PERPETUITY

The term "Developer" shall refer to National Hardware Guyana, Ltd or any successor in interest or assigns.

The term "Development" shall refer to the Lots A1 to 206, and 208 to 210 contained in the development as shown on Survey Plan No. 51813 drawn on January 4, 2012 by K.A. Chapman, Sworn Land Surveyor, dated and recorded in the Guyana Lands and Surveys Commission on January 12, 2012, Lot 207 being exempted, and being resurveyed and further sub-divided in accordance with the Survey Plan No. 83030, drawn on March 10, 2023, by N. D. Sukhdeo, Sworn Land Surveyor, dated and recorded in the Guyana Lands and Surveys Commission on March 23, 2023.

The term "Management Company" shall refer to Liliendaal Development Corporation Inc. or any successor in interest or assigns.

The term "Management Agreement" shall refer to the Management Agreement executed between the Property Owner and the Management Company. The term "Parties" refers to the Developer and Property Owner collectively.

The term "Property" refers to **Lot numbered A46 (A forty-six)** described above.

The term "Property Owner" refers to the purchaser(s) of the Property and includes all successors in title, heirs, assigns, and transferees.

It is expressly agreed that the Property is being sold and shall be subject to all the following covenants, easements, rights, benefits, stipulations, restrictions, servitudes and obligations, with the intent that the same shall run with, attach onto, and be binding upon the Development, the Property, and the Property Owner, and their tenants, licensees, heirs, assignees, executors, administrators, devisees, transferees and successors in title, with and for the benefit of and to protect all owners, lessees, licensees, occupants and successors in title of the other Lots comprised in the said Development as well as the Lots themselves and the Property, so as to bind the Property and each every part of it whosoever may be the owner of it, and the Property Owner forever and irrevocably covenants with the Developer, adjoining Lot owners of the Development, all successors-in-title and all others as follows:

1. All of the Covenants set forth herein are and shall bind, attach onto, and benefit the Property and Lots A1 to 206, and 208 to 210, as marked in the plan numbers 51813 and 83030.

2. Property Owner covenants to ensure that each and every covenant, right, servitude incumbrance, interest, restriction, liability, obligation to pay Common Charge and rent charge, stipulation, easements, obligation, exception and reservation, contained herein, including this covenant (collectively referred to herein as the "Covenants"), shall forever appear on the Transport of the Property, and take all steps to notify any successor in title of the existence of the aforesaid.

3. Property Owner covenants not to transfer ownership to the Property to any successor in title unless any successor in title agrees to accept ownership of the Property subject to each and every Covenant, servitude, right, incumbrance, interest, restriction, liability, obligation to pay Common Charge and rent charge, stipulation, easement, obligation, exception and reservation, contained herein, including this covenant, all to be identically worded, and shall take all steps necessary to ensure that the registrar of deeds receives instructions to include the same on any successor in title's Transport.

4. Property Owner covenants not to dispose, other than by way of mortgage, of the Property unless the

Property Owner has given the Management Company to the extent it continues to exist 20 days written notice of any transfer in title, and unless:

(a) the disponee enters into and delivers a direct covenant with each of the Developer and/or Management Company, as the case may be, to abide by each and every Covenant herein;

(b) the disponee enters into and delivers a direct covenant with each of the Developer and/or Management Company, as the case may be, to be bound by the rules and regulations that may be promulgated governing the Management Company, including the payment of all Common Charges;

(c) the disponee has executed the relevant documents to become a shareholder of the Management Company by purchasing the Property Owner's share in the Management Company;

(d) the Purchaser has paid all outstanding monies owed to the Management Company if any, plus interest thereupon; and

(e) the Developer and/or the Management Company, or their attorneys, as the case may be, has provided the registrar of deeds with a certificate of approval for the sale of the Property or transfer of title which may not be unreasonably withheld or delayed, the registrar not being permitted to transfer title unless such approval is received.

5. The first Property Owner only covenants not to dispose, other than by way of mortgage, of the Property within 3 years of the date of passing of transport, without written permission of the Developer which permission may be refused in the sole discretion of the Developer. This servitude shall not bind any successor in title after the expiry of the first 3 year period.

6. Each Covenant, servitude, right, incumbrance, interest, restriction, liability, obligation to pay Common Charges, stipulation, easement, obligation, exception and reservation, contained herein, including this covenant, are to run with the land perpetually for the benefit of the land, and bind the present owner or owners, heirs, executors, successors and assigns and all parties claiming by, through or under them. The Property Owner covenants to hold and hereby agrees and covenant with the owners of said Lots, their heirs, executors, administrators, successors and assigns, which each of them, to conform to and observe said restrictions and obligations stated herein, including use of the Lots and construction improvements thereon.

7. Property Owner covenants that it shall be lawful for any person owning any Lot, the Developer or the Management Company, in addition to the damages payable to the Management Company set forth in the Management Agreement, to commence an action in law or in equity against any other owner of any Lots whenever they were transferred, to prevent or enjoin a breach of these Covenants or otherwise and/or to recover damages resulting from any such breach, including but not limited to seeking injunctive relief to prevent a breach of same or compelling compliance with the same and recovering all reasonable attorney's fees and costs incurred.

8. The invalidity of any one of these Covenants shall in no way affect other provisions which shall remain in full force and effect.

9. The Covenants contained herein are effective from the date of this Agreement are to be in effect in perpetuity.

10. A 70% majority of the owners of the Lots may execute an instrument to amend or revoke said Covenants in whole or in part, which amendment or revocation must be properly recorded on all transports of all Lots within the Development.

11. The Property shall not at any time be sub-divided or sold or released except as a whole.

12. The Property shall be used exclusively for residential purposes only and no more than 1 (one) single-family dwelling house with garages and no attached or semi-detached house, duplex, apartment, or any house designed for more than one family shall be erected on the said lands. Garden/storage sheds or security huts shall be permissible to be erected thereupon. The dwelling must be at least 1,800 square feet not including garages, garden sheds or security huts and must not be more than 2 stories 45 feet in height, stilts being permissible. The design and appearance of all dwellings must be suitable and of a like kind for the Development. Accessory structures,

such as garden sheds or security huts may not be larger than 400 square feet and must be similar in design and appearance to the dwelling.

13. The Property Owner shall not discharge into any drainage trenches any untreated sewerage effluent or other matter which may cause nuisance or annoyance to the surrounding neighborhood or damage to the adjoining land, the Development or the Developer.

14. The Property Owner is required to install and maintain a drainage sump in his yard to prevent the transmittal of waste into the Development's drain and shall forward proof of the same to the Management Company immediately upon installation. Management Company may compel the installation of a drainage sump by court action or otherwise, in addition to claiming any damages as per the Management Agreement.

15. The Property Owner is required to install and maintain a septic tank backflow valve on all septic tanks installed on the Property and regularly test the same to ensure its integrity and shall forward proof of the same to the Management Company. The Management Company may compel the installation of a septic tank back flow valve by court action or otherwise, in addition to claiming any damages as per the Management Agreement.

16. No storage bond, shop, factory, manufacture, trade, industry, commerce, business or commercial activity of any kind shall be carried on the Property and no advertisements or signs shall be erected or exhibited thereon except with the prior written permission of the Developer or the Management Company. No building on the property nor the property itself, shall be used as a school, hospital, or other charitable institution; or as a hotel, apartment house, boarding or lodging house, guest house or place of public resort or for any other purpose whatsoever except only as a private residence.

17. No taxi, trailer, shipping container, commercial vehicle, industrial equipment, moving vehicle or truck shall be parked on any road within the Development except for so long as necessary for the immediate discharge or loading of their occupants and/or contents, but not more than 2 consecutive days without written permission of the Developer or the Management Company, without which the Management Company or any adjoining property owner is entitled to remove the same upon 24 hours written notice.

18. No activity of an offensive, noisome, noxious or dangerous nature shall be carried on the Property.

19. No poultry, cattle, pigs, cows, donkeys, mules, sheep or horses, or any livestock of any description, or any reptiles or any other wild species of animal shall be raised, bred or kept on the Property; and no stable, pigsty, cowpen or byre shall be erected thereon, unless provided that the Developer or Management Company may at its discretion, permit in writing, the keeping by the Purchaser of non-domestic animals as pets. However, dogs, cats and other household pets are permitted.

20. No Property Owner shall burn any material on any part of the Property or Development.

21. No Property Owner will allow any weeds, excessive grass growth or unsightly trees to grow on the Property, including any plants on all ditches that touch on adjacent Property lines up to hard-surfaced areas.

22. No Property Owner shall permit the accumulation of garbage, trash, or rubbish of any kind on the Property. When outside, garbage and other waste shall be kept in a sanitary container.

23. The Property shall not be used for depositing, dumping, burning or storing of any refuse, trash, garbage, or discarded building materials. All rubbish, trash or garbage shall be removed from the property, and shall not be allowed to accumulate thereon.

24. Grass or unpaved driveways on the Property are not permitted.

25. The Property shall not be used as a junkyard, auto store, graveyard, slaughter house, stockyard, or for boxcars or flammable substances above the ground.

26. No person shall alter the existing natural drainage without the prior written approval of the Developer or the Management Company.

27. The Property Owner, its heirs, assigns, successors in title and transferees, shall not commence construction of any structure unless all plans, elevations and specifications (including external colours) are first submitted and approved in writing by the Management Company or the Management Company's architects, and payment of a review fee in an amount to be set forth in the Management Agreement, which approval shall not be unreasonably withheld or delayed and in accordance with other the Covenants herein PROVIDED HOWEVER and it is Hereby Agreed, Declared and Covenanted as follows:

(a) The Property Owner shall give the Management Company to the extent it continues to exist at least 15 written days' notice before the commencement of construction, and shall not commence construction unless and until such notice has been sent and confirmed delivered;

(b) that such construction shall be carried on without any damage to or interference with the roads, drains, curbs, paths, water, and drainage systems of the Developer or the Management Company but so that in the event of any damage to or interference with the said roads, drains, curbs, paths, water, and drainage systems, the Property Owner shall forthwith repair such damage at his/her own expense to the satisfaction of the Developer or Management Company, and in defaulting the Developer or Management Company shall be entitled (but not obligated) to repair such damage and to recover the full cost of such repairs from the Property Owner together with interest thereon (as well before as after judgment) at the rate of 18% per annum compounded daily to be calculated from the due date for payment of such sums until the date of actual payment thereof. The Developer or Management Company shall be entitled to recover from the Property Owner all costs, charges, expenses on an attorney-at-law and own client basis incurred by the Developer or Management Company as a result of the Property Owner' s failure to pay any such sums when due;

(c) that no construction or other material shall at any time whatsoever be placed or left, and that no cement or other construction material shall at any time be mixed or other construction process be performed on any road, curb, pavement or passageway forming part of the said Development but same shall at all times be confined within and restricted to the Property. Also, that no such material shall be permitted to be thrown and washed into or in any way allowed to enter the drains comprised in the said Development;

(d) that prior to the construction of such dwelling house, the Property Owner will keep the Property properly brushed and ensure the same is not overgrown with weeds or other material, and in defaulting, will permit the Developer or the Management Company to enter (and the Developer or the Management Company is hereby authorised to enter) on the Property with workmen and equipment for the purpose of brushing the same, and will pay the Developer's or Management Company's costs of such work, promptly on demand together with interest thereon as well before as after any judgment recovered in respect thereof, at the rate 18% per annum; and

(e) all construction is to be completed (meaning with roof, windows, doors, completely painted and landscaped) within two years from the date of the completion of the foundation, failing which the Management Company shall have the option to purchase the Property for a period of 2 years from the expiry of the 2 year period allotted for construction (to be calculated from the date any notice is served herein) at a price as valued by a valuation officer, a price not less than the purchase price plus legal and registrar fees, stamp duties and VAT, by giving 60 days' notice in writing containing a 60 day opportunity to complete construction, failing which, Management Company, at its sole

discretion, exercise its option to purchase the Property or extend the time limits herein as it sees fit.

28. The Property Owner shall repair and keep in tenable repair (including painting and decoration) from time-to-time and when necessary rebuild, reconstruct or replace all present and future buildings erected upon the Property or any part thereof, and all driveways, pavements, sinks, sewers, drains and pipes; and at all times to keep the drain, grass verges and pavement abutting the front of the Property in a clean and tidy condition including keeping the grass cut.

29. All fencing installed along the front boundary of the Property (if any), that is to say, the boundary running parallel with the road, shall not exceed a height of eight (8) feet from the general level of the nearest road; the design thereof to be in accordance with plans, elevations and specifications first submitted and approved in writing by the Developer, the Management Company, or the Developer's or Management Company's architects, which approval shall not be unreasonably withheld or delayed, and in accordance with all other Covenants herein.

30. No metal sheeting, chain link, plywood or other sheeting of any description shall be used for the construction of fences. All fences shall be constructed of concrete or other likewise material consistent with the aesthetics of the Development. Hedge fencing is permitted.

31. Property Owner shall repair and keep in tenantable repair any such wall or fence (including painting and decoration), and shall not paint any walls or fences constructed on the Property with more than two colours of paint.

32. All primary structures must be set back at least 20 feet but not more than 40 feet from the front Property line (corner lots having 2 front Property lines), and along each side set back 12 feet from the adjoining Property boundaries. For lots 1 through to 34 inclusive contained in the Development, all primary structures must be set back at least 20 feet but not more than 50 feet from the front Property line, and along each side set back 15 feet from the adjoining Property boundaries.

33. Unless painted, no corrugated zinc, iron or aluminum, shall be used for the roof of any building erected on the Property.

34. In order to provide appropriate drainage control, the Property Owner shall divert water away from structures, and prevent standing water and soil saturation detrimental to real Property.

35. For the purpose of assisting in maintaining a pleasant and attractive environment and benefiting the Property, the Property Owner:

(a) Shall not affix, erect, place or permit to be affixed, erected or placed, upon the Property or upon any building or other erection at any time standing thereon, or upon the walls, rails and/or fences thereof, any boarding or signpost or contrivance of any kind for the purpose of exhibiting thereon any placard, poster or other advertisement, of any description;

(b) Shall not do or suffer to be done, in or upon the Property or any building or other erection at any time standing thereon, anything which shall, may be or may become or cause a nuisance, damage, danger, annoyance, disturbance or inconvenience, to the Developer or to any of his/her Purchasers or to the occupier of any adjoining premises or to the Development;

(c) Shall not erect any refuse or garbage repository on the road reserve immediately adjacent to the Property or in or on the boundary fence or wall of the Property;

(d) Shall not erect any satellite dish, communication tower or antenna, but for a Direct TV or Cable TV dish, on the Property or on any building thereon, without the prior written consent of the Management Company and except on the terms which may be contained in any such consent.

(e) Shall not fail to keep all grounds in or about the Property and the road reserves immediately adjacent to the Property, properly maintained and landscaped at all times;

36. The Property Owner shall not mutilate or remove the trees and/or shrubs which may be planted adjacent the boundary of the Property or within the Common Areas of the Development and is obligated to replace the same if damaged by the Property Owner.

37. The Property Owner shall not plant or cultivate any vegetation of any kind on the Common Areas of the Development without the prior approval of the Management Company.

38. The Property Owner shall not do or permit to be done on the Development's common areas anything that may cause damage to these areas or that may prevent the use of the Development's common areas or cause a nuisance or annoyance to the Developer or the owners, tenants or occupiers of the other Properties in the Development.

39. The Property Owner shall comply with and observe any reasonable rules or regulations which the Developer or Management Company may deem consistent within the provisions of this Agreement, made to govern the use of the roads, water, drainage systems and recreation areas of, and to provide security for, the said Development. Such regulations may be restrictive of acts done on or within the said Development, including the said Lots, if they are detrimental to the safety or convenience of persons using the said facilities.

40. The Property Owner shall not permit any drains, ditches or watercourses, on or adjacent to the Property, to become clogged or overgrown with weeds.

41. The Property Owner shall not allow any gardens on the Property to become overgrown.

42. The Property Owner shall make good solely to the satisfaction of the Developer or Management Company, all damage which maybe caused to the Developer's private roads, drains or verges, forming part of the said Development, as a result of the use by the Property Owner, his/her servants, or agents, of bulldozers or heavy vehicles, or as a result of the digging of the surface of the roads for the connection of water or other lines, or as a result of the deposit of building materials thereon or by any other means whatsoever.

43. The Developer, Management Company and all adjoining Property Owners hereby reserve for themselves, their successors and assigns, agents, employees, contractors, and subcontractors an easement upon, across, over, through and under all parts of the Development and Property conveyed to the Property Owner, for ingress, egress, installation, replacement, repair and maintenance of all utility and service lines and systems including, but not limited to water, drainage, telephones, electricity, television, cable or communication lines and underground systems, or upon failure of Property Owner, to enter upon any Property to brush, or maintain the same or to ensure compliance with the Covenants set forth herein. By virtue of this easement, it shall be expressly permissible for the Developer and/or the Management Company, their agents, servants and successors in title, or the providing utility or service company, to install and maintain facilities and equipment on the Property, to excavate for such purposes and to affix and maintain wires, circuits and conduits on, in and under the Property, providing such company restores disturbed areas to the condition in which they were found. This easement shall in no way affect any other recorded easements on the Property. This easement shall be limited to improvements and utility installations as originally constructed, or repairs and replacements thereof, or the entry of a Property to maintain, or brush the same or to ensure compliance with the Covenants set forth herein.

44. The Developer, Management Company and all Property Owners hereby reserve for themselves, their successors in title and assigns, agents, employees, contractors, and subcontractors an easement upon, across, over, through and under all common parts of the Development, including all public road ways, parks and recreations areas that may be provided by the Developer or Management Company.

45. All clotheslines, swimming pool filters, water systems, woodpiles, storage piles, goods or materials, business or personal, shall be walled in or kept screened by adequate plantings, walls or other means, in such a manner or placed in such as a

manner as to conceal them from the view of the neighboring lots and streets. Air-conditioning units shall be not be erected on the front façade of any structure and should be hidden from view.

46. The Property Owner shall be responsible for all damages to adjacent lands as a result of any construction or other activities on or near the subject lands or other parts of the Development. In particular, the Purchaser of any lot agrees to pay for all damages to the road, water system, utility systems, survey pins or pails, fences and other items. If any damages exist at the date of purchase, such damages must be documented and brought to the attention of seller.

47. All improvements constructed on the Property shall be new construction and no buildings or other structures shall be moved from other locations onto any Lot.

48. Recreation vehicles, boats, travel trailers and like vehicles along with inoperable vehicles may be stored on the lots only if they are stored behind the front lot line and are completely screened from public view. Any vehicle over six feet in height must be stored in a garage. All motor vehicles kept on or about a property shall be currently licensed and shall be as far as possible maintained in operable condition at all times, temporary mechanical difficulties and breakdowns excepted for not more than 2 days.

49. No elevated tanks of any kind shall be erected, placed or permitted on any part of the Development or the Property. Any tanks used in connection with any residence shall be located inside of the primary structure or shall be buried or sufficiently concealed from view from the road.

50. Exposed clothesline poles and all other outside drying apparatus are prohibited from view of the road, and cannot be in front of the house or yard.

51. The Property Owner must not hang out washing or laundry anywhere on the Property where it shall be visible from front of Property or the road.

52. The color combination of exterior materials used on any structure on the Property must be subtle and tasteful to blend with the environment. Whites, earthen colors and pastel tones are required or as permitted by the Management Company. Bright colours are not permitted.

53. No inoperative vehicle or machinery shall be stored on any lot, except within an enclosed garage, which garage door must be kept closed except for normal operation for entering and exiting the garage.

54. No vehicles can be parked so as to obstruct in any other manner, any part of the Development's Roads.

55. No vehicles can be parked on the Development's (or Management Company's) roads or any public road within the Development between the hours of 4.30 am and 5:00 am for more than 3 consecutive days without the Management Company's prior written permission.

56. All reasonable common charges as assessed by the Management Company or any third party responsible for the provision of maintenance services shall be paid by the Property owner to the Management Company or any third party quarterly in advance. In the year 2023 the estimated monthly common charge is GYD$25,000 per lot.

57. All generators shall be properly muffled, being enclosed as is necessary to prevent a noise or carbon monoxide nuisance to adjoining Property Owners.
58. All water pumps shall be properly muffled, being enclosed as is necessary to prevent a noise nuisance to adjoining land owners.

59. Property Owner shall at all times unless impractical to do so use the eastern entrance of the Development for the transportation of all construction material.

60. So as not to create nuisance to adjoining land owners, after the occupation of more than 50% of the Lots on the Development that have been improved with single dwellings, the Property Owner shall not permit construction to be ongoing between the hours of 7 pm and 6 am Monday to Saturday, and at no time on Sunday without prior written permission of the Management Company.

61. Property Owner shall not use any part of the Property for access to or from any neighbouring or adjoining land.

62. Property Owner shall fill the Property with sand, mud or like material so as to make the Property be at least level with the adjoining road height.

63. Property Owner shall fill the 3 feet reserve immediately adjoining the Property with sand, mud or like material so as to make the 3 feet reserve immediately adjoining the Property be level with the adjoining road height. Property Owner shall maintain the reserve with grass, and shall not build any structure on the reserve, all fences or other erections commencing from the Property boundary line, and not the reserve.

64. If at any time any person or entity whose consent is required cannot be reasonably identified or the Management Company or any successor in interest has been dissolved or struck off the Registrar's list of companies no consent shall be required to be obtained.

TO: **ROBBIE SINGH** of Lot 236 South Road, Lacytown, Georgetown, **trading under the name and style of PULSE ENTERTAINMENT,** a business registered under the Business Registration Act, Chapter 90:05 whose register office is situated at Lot 236 South Road, Lacytown, Georgetown.

89. **BY: MARK ANTHONY PHANG,** of 88-40-193rd Street Hollis, Queens, New York, 11423-2021, United States of America, represented by his duly constituted Attorney **Michele Arlene Ming** also known as Michele Ming, of Lot 25 Blygezight Gardens, Campbellville, Georgetown, Guyana, agreeably with Power of Attorney executed on 29th December, 2020 and registered in the Deeds Registry at Georgetown on the 9th day of March, 2021 - No. 1737/2021.

BY: **MICHELE ARLENE MING,** of Lot 25 Blygezight Gardens, Campbellville, Georgetown, Guyana.

TRANSPORT OF: South half of Lot numbered 291 (two hundred and ninety one) in Queenstown Ward, in the City of Georgetown, in the County of Demerara, Republic of Guyana, with the building and erections thereon.

TO: MICHELLE ARLENE MING, CALISTA SIOBHAN MING and CARA SERENA MING, both of Lot 25 Blygezight Gardens, Campbellville, Georgetown, jointly.

90. **BY:** Yvette Murray, of 175 Charlotte Street, Lacytown, Georgetown, in her capacity as the executrix of the estate of ENA HINDS, deceased, Probate, whereof was granted to her by the High Court of the Supreme Court of Judicature on the 12th day of October, 2015 and numbered 783 of 2015. (Demerara).

PROPERTY: "East half of lot numbered 175 (one hundred and seventy five) Lacytown, in the City of Georgetown in the county of Demerara and Republic of Guyana, with the building and erections thereon, and subject to a Lease for 999 (nine hundred and ninety nine) years, in respect of sublot 'A' part of the aforementioned property, executed in favour of Ursela De Freitas on the 16th May, 1966 No. 115.

TO: the said YVETTE MURRAY, Pensioner of Lot 175 Charlotte Street, Lacytown, Georgetown, Guyana.

91. BY: NADEZHDA ELVIDA CALDEIRA also known as Nadezhda Elvida Adams of Lot 346 East Street, North Cummingsburg, Georgetown, Guyana.

TRANSPORT: "Sub-lot lettered "A" being a part of the West half of South half of lot numbered 346 (three hundred and forty six) North Cummingsburg, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, the said sublot lettered A being shown on a plan J.E. Davis, Sworn land Surveyor, dated the 21st May, 1976 and deposited in the Deeds Registry at Georgetown on the 3rd day of May, 1978,

with the building and erections thereon, together with a Right of Way over and along a strip of land measuring 6 (six) feet in width running along and immediately within the northern boundary of the remaining portion of the said quarter lot and leading to East Street.

TO: BERNIE ANDRE BUTTS, BIBI SABRINA KHAN BUTTS and ZOE CASSANDRA BUTTS minor, born on the 16th day of December, 2020, all of Lot 32 Public Road Kitty, Georgetown, Guyana jointly.

92. BY:- ELAINE GRANNUM, pensioner, of lot 13 Sophia, Greater Georgetown, Guyana, in her capacity as the Executrix of the estate of FITZ ARTHUR GRANNUM, also known as Arthur Fitz Grannum, deceased, agreeably with a Grant of Probate whereof was granted to her by the High Court of the Supreme Court of Judicature of Guyana on the 3rd day of May, 2022 - No. 2021-HC-DEM-EST-988, acting herein pursuant to an Order of the High Court of the Supreme Court of Judicature of Guyana dated the 15th day of December, 2023 made in action No. 2023-HC-DEM-CIV-FDA-1126.

TRANSPORT OF:- Lot numbered 11 (eleven) having an area of 0.176 (nought decimal one seven six) of an acre being a part of area "E" a portion of Sophia, situate on the east sea coast of the County of Demerara and Republic of Guyana, the said lot being shown on a plan by I. Sheer Mohamed, Sworn Land Surveyor, dated the 14th day of July, 1961 and deposited in the Deeds Registry at Georgetown on the 10th day of September, 1964, with the building and erections thereon, together with one undivided eighteenth part or share of and in the reserves of areas 'D' and 'E' the said area "D" being also shown on the aforesaid plan, and together with and subject to the following easements, rights, benefits, servitudes, restrictions, stipulations and obligations with intent that the same shall run with and be binding upon Sophia, cum annexis, (hereinafter referred to as "the Estate") and the Property and every part thereof into whosesoever hand the same may come namely:

(a) The said lot shall be used for residential purposes only.

(b) The said lot shall not be subdivided and only one residence may be erected on the said lot.

TO:- W. GOLDEN INC., a company duly incorporated in Guyana under the provisions of the Companies Act, No. 29 of 1991, Laws of Guyana, whose registered address is situate at lot 76 B Light Street, Bourda, Georgetown, Guyana.

93. BY: **ROOKMIN PERSAUD** of 10231 Joan Avenue, Cleveland, Ohio, 44111, United States of America and of Little Biaboo, Mahaica Creek, East Coast Demerara, Guyana, represented herein by her duly constituted Attorney **Kamal Persaud** of Little Biaboo, Mahaica Creek, East Coast Demerara, Guyana, agreeable with Limited Power of Attorney executed on the 22nd day of September, 2015, and registered in the Deeds Registry at Georgetown on the 19th day of October, 2015, and numbered 7571 of 2015.

TRANSPORT OF: Tract lettered "Y" being a portion of Grant No. 2454, portion of a piece of land containing 36 (thirty-six) acres forming part of a tract of land situate lying and being on the right bank of the Mahaica Creek starting at a paal 115 roods above Little Biabu Creek, in the County of Demerara, in the Republic of Guyana, the said tract of land containing 100 (one hundred) acres as shown on a diagram by George D. Bayley, Government Surveyor dated the 26th June, 1900, a duplicate of Grant 2454 of the said tract of land issued to Purushram, on the 19th September, 1900, is deposited in the Department of Lands and Mines, the said piece of land having a façade of 36 (thirty-six) roods commencing 39 (thirty-nine) roods from the eastern extremity of the southern boundary of the said tract of land extending thence in a northerly direction by the full depth of the said tract of land subject to conditions in the said grant, with the building and erections thereon, the said tract "Y" containing an area of 0.6575 (nought decimal six five seven five) acres being shown and defined on a plan by Bharat Kawall, Sworn Land Surveyor, dated the 4th

day of June, 2013, recorded in the Guyana Lands and Surveys Commission on the 14th day of June, 2013 as Plan No. 56137 and deposited in the Deeds Registry on the 5th day of December, 2023.

TO: **KAMAL PERSAUD** of Little Biaboo, Mahaica Creek, East Coast Demerara, Guyana.

94. **BY: ANUPCHAND HARIPAL,** individually and in his capacity as the duly constituted Attorney of **ANGANIE HARIPAL, NIRMALA INDIRA RAMKISHUN and NALINI AMRIT MANGRA** all of 5/7 Lombard and Schumaker Streets, Werk-en-Rust agreeably with Powers of Attorney executed on 5th day of March, 2002, the 16th day of April, 2019 and the 20th May, 2022 and registered in the Deeds Registry at Georgetown on the 6th March, 2002, 16th April, 2019 and 2nd June, 2022-Nos. 1289 of 2022, 2745 of 2019 and 3003 of 2022 respectively.

TRANSPORT OF: East half of lot numbered 5 (five) known as and described as lot numbered 5 (five) or lot numbered 7 (seven), Werk-en-Rust, in the City of Georgetown, in the County of Demerara, in the Republic of Guyana, with the building and erections thereon, save and except a strip of land running from north to south along Water Street, being 61 (sixty one) feet 10 (inches) long by 27 (twenty-seven) feet 10 (ten) inches wide containing an area of 1720.73 (one seven two nought decimal seven three) square feet also save and except a strip of land running east to west along Schumaker Street, being 184 (one hundred and eighty-four) feet 6.5 (six decimal five) inches wide and containing 1522.61 (one five two two decimal six one) square feet.

TO: ANUPCHAND HARIPAL, ANGANIE HARIPAL, NALINI AMRIT MANGRA and SATYENDRA HARIPAL all of 5/7 Lombard and Schumaker Streets, Werk-en-Rust **Jointly.**

Deeds Registry, Georgetown, Demerara dated 19th July, 2024

A. Baksh,
Registrar of Deeds.

LANDS AND SURVEYS

THIRD PUBLICATION

RESUMPTION OF A PORTION OF STATE LAND LEASE A-26544

Notice is hereby given by the Commission of the Guyana Lands and Surveys Commission, pursuant to State Lands Regulation, 37(c) and Condition 12 of **State Land Lease A-26544**, of the **resumption of a portion of State Land Lease No. A-26544**, held by **Urban Dairy Cattle Farmers Association**, issued in respect of **499.880 acres** of State land situate at and being Plot 'UD', portion of Plantation Tyd-en-Vliyt, secondly: Plot 'UD 1' being portin of Plantation Hoogs Bosch situate on the East Bank Demerara, as shown on GLSC plan no. 61987 by Kowshal P. Sukhdeo, SLS dated June 15, 2015 for **public purposes.**

The portion of land to be resumed is more fully described as, **Strip '2' of Plot 'UD1' of Lease A-26544 being a portion of State land situate at Plantation Hoogs Bosch, East Bank Demerara** containing **11.709 acres** as shown on **GLSC plan No. 87151,** by Winart O. Nelson, Sworn Land Surveyor, dated April 22, 2024.

All person (s) having any rights, interest or claim in and to the above mentioned tract of land or who may have just grounds to oppose the said application are hereby requested to do so at the Office of the Commissioner of Guyana Lands and Surveys Commission, 22 Upper Hadfield Street, D'urban Backlands, Georgetown during Office hours, within seven (7) days from the date of the third publication, setting forth his/her or their reasons for opposition in writing and duly signed.

.....
Jewel Cheong (Mrs.)
Land Administration Manager
for the Commissioner of Lands and Surveys

(No. 2456)

SECOND PUBLICATION

TRANSFER TO BE ADVERTISED

By: **Indarpaul Babulall - ID No. 121711236 of 258 Queenstown, Essequibo Coast to and in favour of Ganeshwar Babulall - PP No. AD09909a and Deopaul Babulall - PP No. GJ709804 both of Lot 258 Queenstown, Essequibo Coast.**

All of the rights, title and interest in and to State Land Lease No. A18511 issued in respect of 13.81 acres, situate at and being Lot 8 hoff Van Aurich, Rear Essequibo Coast as shown on GL&SC Plan No. 35218.

File No. 221213/8-x-x-x/5754A

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2457)

TRANSFER TO BE ADVERTISED

By: **Balakhan Baldeo - ID No. 115513421 of 22 Block C Parika, East Bank Essequibo to and in favour of Christopher Baldeo - ID No 166216776 of 22 Block C Parika, East Bank Essequibo.**

All of the rights, title and interest in and to State Land Lease No. A20068 issued in respect of 6.584 acres, situate at and being North Half Plot 22, Block C in rear of Parika, East Bank Essequibo as shown on GL&SC Plan No. 33311.

File No. 322132/245C

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission

situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2458)

TRANSFER TO BE ADVERTISED

By: **Joseph Naraindut - ID No. 134328705 and Parbattie Naraindut - ID No. 141596042 both of 893 Tuschen East Bank Essequibo to and in favour of Walter Robindranauth Persaud - ID No. 161833540 of Lot 32 Farm, East Bank Essequibo.**

All of the rights, title and interest in and to State Land Lease No. A25789 issued in respect of 46.60 acres, situate at and being Tract 'JPN' being portion of State Land on the Eastern Side of Hogg Island, Essequibo River as shown on GL&SC Plan No. 62956.

File No. 312124/246A

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2459)

TRANSFER TO BE ADVERTISED

By: **Rajkaran Ramnarine represented by his duly constituted Power of Attorney Indarjeet Ramdhanie - ID No. 151593250 of 38 'A' Leonora, West Coast Demerara vide POA No. 3238/2003 to and in favour of Bibi Faneeza Alli - ID No. 118528860 of Lot 2257 Block 8 Tuschen, East Bank Essequibo and Shivanand Ramkissoon - ID No. 141442976 of Lot 319 Tuschen Block 8 New Housing Scheme, East Bank Essequibo.**

All of the rights, title and interest in and to State Land Lease No. A12891 issued in respect of 1.082 acres, situate at and being Plot 7, Parika, East Bank Essequibo as shown on GL&SC Plan No. 29728.

File No. 322121/153C

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2460)

TRANSFER TO BE ADVERTISED

By: **Karen Allison Canterbury - ID No. 142193756 of 883 EE Eccles, East Bank Demerara, Administratrix of the Estate of Lennox Albert Canterbury a/k Lennox Canterbury (Deceased) vide Letter of Administration No. 2021-HC-DEM-EST-938 to and in favour of**

Karen Allison Canterbury - ID No. 142193756 and Lennox Anthony Canterbury - ID No. 144995310 both of 883 EE Eccles, East Bank Demerara, represented by her duly constituted Power of Attorney Karen Allison Canterbury vide POA No. 27/2023.

All of the rights, title and interest in so far as it relates to the south half consisting 5.332 acres, being a portion of State Land Lease No. A26486 issued in respect of 7.998 acres, situate at and being Tract 'LC' being portion of Lot 1523 Yarowkabra Newtown Extension, situate on the Soesdyke Linden Highway as shown on GL&SC Plan No. 64709.

File No. 411213/878A South

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2461)

TRANSFER TO BE ADVERTISED

By: **Karen Allison Canterbury - ID No. 142193756 of 883 EE Eccles, East Bank Demerara, Administratrix of the Estate of Lennox Albert Canterbury a/k Lennox Canterbury (Deceased) vide Letter of Administration No. 2021-HC-DEM-EST-939 to and in favour of Kimberley Alison Blake of 1911-265 Main Street Toronto, ON, M4C 4X3 represented by her duly constituted Power of Attorney Olive Iveam Lovell vide POA No. ID No. 162587327 of Lot 52 South Sophia, Greater Georgetown.**

All of the rights, title and interest in so far as it relates to the south half consisting 2.666 acres, being a portion of State Land Lease No. A26486 issued in respect of 7.998 acres, situate at and being Tract 'LC' being portion of Lot 1523 Yarowkabra Newtown Extension, situate on the Soesdyke Linden Highway as shown on GL&SC Plan No. 64709.

File No. 411213/878A North

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2462)

TRANSFER TO BE ADVERTISED

By: **Nicole Yuette Clarke - ID No. 125013213 of Lot 'B' Yarowkabra Residential Layout, Eastern Side Soesdyke Linden Highway to and in favour of Scotty Patel Ramroop - ID No. 131790312 of 45 First Building Top Flat Brickdam, Georgetown.**

All of the rights, title and interest in and to State Land Lease No. SMR4693 issued in respect of 0.459 of an acre, situate at and being Lot 'B' Yarowkabra Residential Layout, Eastern Side Soesdyke Linden Highway as shown on GL&SC Plan No. 52740.

File No. 411212/5116A

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the

Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2463)

TRANSFER TO BE ADVERTISED

By: **Romel Rambajan of Lot 9 Bel Air, Georgetown to and in favour of Baldeo Rampersaud - ID No. 111704522 of of 16o Hyde Park, Timehri.**

All of the rights, title and interest in and to State Land Lease No. A24910 issued in respect of 2.755 acres, situate at and being Tract "RR" being portion of State Land in Agricultural Layout Kuru Kururu situate on the Eastern Side of Soesdyke Linden Highway as shown on GL&SC Plan No. 58958.

File No. 411222/1089A

All persons having any rights and interest or claim in and to the above mentioned tract of land who may have just grounds to oppose the transfer of title thereof are hereby requested to do so at the Office of the Lands and Surveys Commission situate at 22 Upper Hadfield Street, Durban Backlands in the City of Georgetown at any time during office hours within seven (7) days from the date of the third publication setting forth his/her or their reason (s) for opposition in writing duly signed.

.....
J. Cheong (Mrs.)
Manager, Land Administration Division
for Commissioner of Lands and Surveys

(No. 2464)

TRADEMARKS NOTICE
TRADEMARKS ACT, CHAPTER 90:01

(210) 33521

(730) JIANGSU GENERAL SCIENCE TECHNOLOGY Co., Ltd., (whose legal address is Gangxia, Donggang Town, Xishan District, Wuxi City, Jiangsu Province, China,)

(220) April 19, 2024

(511) Pneumatic tires; Automobile tires; Solid tires for vehicle wheels; Inner tubes for pneumatic tires; Tires for vehicle wheels; Electric bicycles; Automobiles; Pushchairs; electric vehicles; motorcycles; tricycles in International Class 12

The applicant wishes to state that the trademarks consists of styled English wordings "TBBtires" with no actual meaning.

Registration of this trademark shall give no right to the exclusive use of the letters "T & B" and the word "tires" when used separate and apart from the mark as appearing in the representation on the form of application.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

TBBtires

(No. 2465)

(210) 33571

(730) BYD Company Limited (whose legal address is No.1, Yan'an Road, Kuichong Street, Dapeng New District, Shenzhen, People's Republic of China)

(220) May 16, 2024

(511) Data processing apparatus; couplers [data processing equipment]; computer hardware; computer software platforms, recorded or downloadable; computer software, recorded; computer programs, recorded; navigation apparatus for vehicles [on-board computers]; accumulators, electric, for vehicles; batteries, electric, for vehicles; charging stations for electric vehicles; car batteries in International Class 9

(740) HUGHES, FIELDS & STOBY
Lot 62 Hadfield & Cross Street, Georgetown, Demerara
Guyana

(540)

DMO

(No. 2466)

(210) 33572

(730) BYD Company Limited, (whose legal address is No.1, Yan'an Road, Kuichong Street, Dapeng New District, Shenzhen, People's Republic of China,)

(220) May 16, 2024

(511) automobiles; cars; motor cars; automobile chassis; motors, electric, for land vehicles; engines for land vehicles; motors for land vehicles; transmission mechanisms for land vehicles; gear boxes for land vehicles; gearing for land vehicles; brake pads for automobiles; automobile bodies in International Class 12

This trademark is associated with Trademark No. 33,571A in Class 9 Schedule IV et al.

Registration of this trademark shall give no right to the exclusive use of the letters "D, M & O" when used separate and apart from the mark as appearing in the representation on the form of application.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

DMO

(No. 2467)

(210) 33601

(730) Illinois Tool Works Inc. (whose legal address is 155 Harlem Avenue, Glenview, Illinois 60025,, United States of America)

(220) May 31, 2024

(511) Industrial adhesives; general purpose adhesives; cyanoacrylate adhesives; silicone adhesives; adhesives for use with threaded and cylindrical assemblies; adhesive sealants and adhesives for automotive use; chemical preparations for automotive repair and maintenance; threadlockers for automotive use, namely, sealants used to lock and seal fasteners; automobile gasket cement; epoxy glue and putty for general bonding and repair purposes; bonding and filling epoxy for use in the repair of flexible body parts for automobiles and other vehicles, filler for automotive body repair in International Class 1

The word "PERMATEX" is a fanciful word. As such, it is derived from no specific language and has no translation.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

PERMATEX

(No. 2468)

(210) 33602

(730) Illinois Tool Works Inc. (whose legal address is 155 Harlem Avenue, Glenview, Illinois 60025, United States of America)

(220) May 31, 2024

(511) Industrial cleaning preparations; automotive cleaning preparations; cleaning preparations; hand cleaners; cleaning solvents for preparing parts for use with adhesives and sealants and cleaning preparations for gasket removal; degreasers for automotive use; paint remover preparations; rust remover preparations and rust inhibiting preparations; rust removing preparations; carburetor and choke cleaning preparations; cleaning preparations for gasket removal in International Class 3

This trademark is associated with Trademark No. 33,601A in Class 1 Schedule IV et al.

The word "PERMATEX" is a fanciful word. As such, it is derived from no specific language and has no translation.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

PERMATEX

(No. 2469)

(210) 33603

(730) Illinois Tool Works Inc. (whose legal address is 155 Harlem Avenue, Glenview, Illinois 60025, United States of America)

(220) May 31, 2024

(511) Lubricants for industrial use, automotive use, and general purpose lubricants for use with equipment and machinery; oils and greases for industrial use, automotive use, and general purpose oils and greases for use with equipment and machinery; lubricant of penetrating properties in International Class 4

This trademark is associated with Trademark No. 33,602A in Class 3 Schedule IV et al.

The word "PERMATEX" is a fanciful word. As such, it is derived from no specific language and has no translation.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

PERMATEX

(No. 2470)

(210) 33659

(730) Godrej Consumer Products Limited, a Company registered under the Laws of India (whose legal address is 'Godrej One, 4th Floor, Pirojshanagar, Eastern Express Highway, Vikhroli East, Mumbai 400 079, India, trading as Manufacturers and Merchants,)

(220) June 26, 2024

(511) Hair care products and preparations, natural hair colours, hair dyes, hair colorant creams, hair creams and conditioners, hair serum, hair highlighting powder, henna cone and henna powder, hair styling gel, hair oils, hair lotions, shampoos & conditioner, hair tonics (non-medicated), hair washes, hair vitalisers, bleaching preparations for the hair, hair mousse included in International Class 3

(740) Edward A.Luckhoo
Lot 1 Croal Street, Georgetown,
Guyana

(540)



(No. 2471)

(210) 33660

(730) Godrej Consumer Products Limited, a Company registered under the Laws of India (whose legal address is Godrej One, 4th Floor, Pirojshanagar, Eastern Express Highway, Vikhroli East, Mumbai 400 079, India, trading as Manufacturers and Merchants)

(220) June 26, 2024

(511) Hair care products and preparations, natural hair colours, hair dyes, hair colorant creams, hair creams and conditioners, hair serum, hair highlighting powder, henna cone and henna powder, hair styling gel, hair oils, hair lotions, shampoos & conditioner, hair tonics (nonmedicated), hair washes, hair vitalisers, bleaching preparations for the hair, hair mousse included in International Class 3

(740) Edward A.Luckhoo
Lot 1 Croal Street, Georgetown,
Guyana

(540)



(No. 2472)

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(210) 33665

(730) Godrej Consumer Products Limited, a Company registered under the Laws of India(whose legal address is Godrej One, 4th Floor, Pirojshanagar, Eastern Express Highway, Vikhroli East, Mumbai 400 079, India, trading as Manufacturers and Merchants)

(220) June 26, 2024

(511) Insect repellent/insect killer products included in International Class 5

This trademark is associated with Trademark No. 33,660A in Class 3 Schedule IV et al.

(740) Edward A.Luckhoo
Lot 1 Croal Street, Georgetown, Guyana

(540)



(No. 2473)

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(210) 33668

(730) C.A. Nigel Hughes (whose legal address is 61-62 Hadfield & Cross Streets, Werk-en-Rust, Georgetown, Guyana)

(220) June 26, 2024

(511) Paper and cardboard; printed matter; bookbinding material; photographs, stationery and office requisites, except furniture; adhesives for stationery or household purposes; drawing materials and materials for artists; paintbrushes; instructional and teaching materials; plastic sheets, films and bags for wrapping and packaging; printers' type, printing blocks in International Class 16

The applicant wishes to disclaim the right to the exclusive use the words "Better", "Must" and "Come" when used separate and apart from the representation of the mark.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

BETTER MUST COME

(No. 2474)

(210) 33669

(730) C.A. Nigel Hughes (whose legal address is 61-62 Hadfield & Cross Streets, Werk-en-Rust, Georgetown, Guyana)

(220) June 26, 2024

(511) Clothing, footwear, headwear in International Class 25

The applicant wishes to disclaim the right to the exclusive use the words "Better", "Must" and "Come" when used separate and apart from the representation of the mark.

This trademark is associated with Trademark No. 33,668A in Class 16 Schedule IV et al.

(740) Hughes, Fields & Stoby
Lot 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown
Guyana

(540)

Better Must Come

(No. 2475)

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(210) 33681

(730) YAMAHA HATSUDOKI KABUSHIKI KAISHA , a Japanese company (whose legal address is 2500 Shingai, Iwata-shi, Shizuoka - ken, Japan)

(220) July 3, 2024

(511) Outboard motors and structural parts thereof, in International Class 7

The word 'Enduro' is not an invented word and means 'endurance race' in English.

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown,
Guyana

(540)

Enduro

(No. 2476)

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(210) 31030

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Meat, fish, poultry and game; meat extracts; preserved, frozen, dried and cooked fruits and vegetables; jellies, jams, compotes; eggs; milk, cheese, butter, yogurt and other milk products; oils and fats for food in International Class 29

(740) Cameron & Shepherd
2 Avenue of Republic, Georgetown
Guyana

(540)



(No. 2477)

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(210) 31031

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Coffee, tea, cocoa and artificial coffee; rice, pasta and noodles; tapioca and sago; flour and preparations made from cereals; bread, pastries and confectionery; chocolate; ice cream, sorbets and other edible ices; sugar, honey, treacle; yeast, baking-powder; salt, seasonings, spices, preserved herbs; vinegar, sauces and other condiments; ice (frozen water), in International Class 30

This trademark is associated with Trademark No. 31,030A in Class 29 Schedule IV et al.

(740) Cameron & Shepherd
2 Avenue of Republic, Georgetown
Guyana

(540)



(No. 2478)

(210) 31032

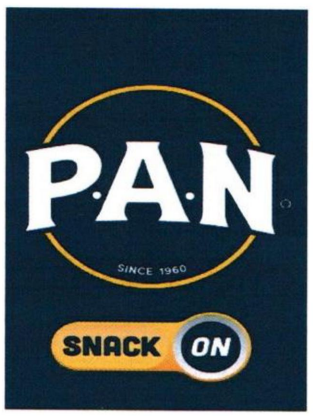
(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Flours, preparation made from cereals, especially from corn base; frozen dough; dough mixes; cake dough; Dough for Empanadas; dough for arepas; dough for tequenos; dough for cachapas; dough for tamales; dough for fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters; salty fritters; sweet fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters of meat, fish, poultry and chicken; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and cheese fritters; corn flour wrap; buns; stuffed buns; bacon buns; breads and buns; breaded cakes; arepas; Tequenos; cachapas; tamales and fritters in International Class 30

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown,
Guyana

(540)



(No. 2479)

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(210) 31035

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Meat, fish, poultry and game; meat extracts; preserved, frozen, dried and cooked fruits and vegetables; jellies, jams, compotes; eggs; milk, cheese, butter, yogurt and other milk products; oils and fats for food in International Class 29

(740) Cameron & Shepherd
2 Avenue of the Republic Georgetown,
Guyana

(540)



(No. 2480)

(210) 31036

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Coffee, tea, cocoa and artificial coffee; rice, pasta and noodles; tapioca and sago; flour and preparations made from cereals; bread, pastries and confectionery; chocolate; ice cream, sorbets and other edible ices; sugar, honey, treacle; yeast, baking-powder; salt, seasonings, spices, preserved herbs; vinegar, sauces and other condiments; ice (frozen water) in International Class 30

This trademark is associated with Trademark No. 31,035A in Class 29 Schedule IV et al.

(740) Cameron & Shepherd
2 Avenue of the Republic Georgetown,
Guyana

(540)



(No. 2481)

(210) 31039

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Flours, preparation made from cereals, especially from corn base; frozen dough; dough mixes; cake dough; Dough for Empanadas; dough for arepas; dough for tequenos; dough for cachapas; dough for tamales; dough for fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters; salty fritters; sweet fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters of meat, fish, poultry and chicken; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and cheese fritters; corn flour wrap; buns; stuffed buns; bacon buns; breads and buns; breaded cakes; arepas; Tequenos; cachapas; tamales and fritters in International Class 30

(740) Cameron & Shepherd
2 Avenue of Republic, Georgetown
Guyana

(540)

TEQUE PAN

(No. 2482)

(210) 31040

(730) DEUTSCHE TRANSNATIONAL TRUSTEE CORPORATION, INC. (whose legal address is Province Prince Edwuard Island, Canada)

(220) May 4, 2021

(511) Flours, preparation made from cereals, especially from corn base; frozen dough; dough mixes; cake dough; Dough for Empanadas; dough for arepas; dough for tequenos; dough for cachapas; dough for tamales; dough for fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters; salty fritters; sweet fritters; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and fritters of meat, fish, poultry and chicken; frozen cakes, empanadas, arepas, tequenos, cachapas, tamales and cheese fritters; corn flour wrap; buns; stuffed buns; bacon buns; breads and buns; breaded cakes; arepas; Tequenos; cachapas; tamales and fritters, in International Class 30

(740) Cameron & Shepherd
2 Avenue of the Republic Georgetown,
Guyana

(540)

CROCKMAIZ

(No. 2483)

Reza Manraj

Registrar of Commerce

Trademarks, Patents, Designs and Geographical Indication Office,

Commercial Registry,

High & Commerce Streets,

Newtown, Stabroek, Georgetown, Demerara, Guyana.

TRADEMARKS ACT, CHAPTER 90:01

The under mentioned United Kingdom Trade Marks were registered in Part C of the Register of the Trade Mark in accordance with the provisions of the abovementioned

(210) 33650

(730) Lodestar Structures Inc. (whose legal address is 1645 Sydenham Road, Kingston, ON, K7L 4V4, CANADA)

(220) June 21, 2024

(511) Metal connectors for connecting concrete structures; metal connectors for connecting concrete structures to footings; metal connectors for connecting bars in concrete structures; structural metal connectors; metal connection assemblies; metal reinforcing material, rods, and mesh used for strengthening and reinforcing concrete structures; metal preassembled reinforcing assembly and reinforcing cages for use in construction; metal reinforcement for concrete; metal molds used to precast concrete; metal molds for concrete precast manufacturing; custom manufactured structural reinforcing assembly system; Structural reinforcing assembly systems predominantly of metal for custom manufacture; structural reinforcing assembly kits predominantly of metal for custom manufacture in International Class 6.

Panels, columns and beams of precast concrete for buildings; panels, columns and beams of precast concrete with embedded connection points and utility ports for buildings; roofs of precast concrete for buildings; roofs of precast concrete with embedded connection points and utility ports for buildings; concrete; concrete beams; concrete blocks; concrete panels; concrete pillars; concrete slabs; concrete structural beams; concrete walls for building; concrete roofs for buildings; precast concrete modular structures comprised of pre-fabricated

(540)

LODESTAR STRUCTURES

and pre-finished concrete panels, slabs, columns, roofs and beams; precast concrete modular structures comprised of pre-fabricated and pre-finished concrete panels, slabs, columns, roofs and beams with embedded connection points and utility ports; precast concrete products, namely utility sidewalk systems, utility sidewalk, troughs, water harvesting tanks, water harvesting cisterns, cisterns, water harvesting systems, retaining wall, insulated sandwich panels, insulated frost walls, insulated concrete panels, column footing and retaining walls, precast concrete dividing walls, precast concrete walls; precast concrete products, namely utility sidewalk systems, utility sidewalk, troughs, water harvesting tanks, water harvesting cisterns, cisterns, water harvesting systems, retaining wall, insulated sandwich panels, insulated frost walls, insulated concrete panels, column footing and retaining walls, precast concrete dividing walls and precast concrete walls with embedded connection points and utility ports; precast concrete modular structures, namely utility rooms, bathrooms, kitchens, stairs and elevator modules; precast concrete modular structures, namely utility rooms, bathrooms, kitchens, stairs and elevator modules with embedded connection points and utility ports; precast concrete cisterns and water harvesting reservoirs; non-metal reinforcing material, rods, and mesh used for strengthening and reinforcing concrete structures; non-metal preassembled reinforcing assembly and reinforcing cages for use in construction; non-metal reinforcement for concrete; non-metal molds used to precast concrete; non-metal molds for concrete precast manufacturing in International Class 19.

Advisory services relating to the installation and assembly of prefabricated building components, prefabricated buildings and concrete modular structures; advisory services on architectural design in the field of construction; construction, installation, maintenance and repair services for transportation systems; providing of information and advisory services relating to sustainable construction, construction methods and awareness and understanding of energy savings in the field of building materials; providing

advisory services in the fields of advanced development planning services, at community and individual project levels; construction support services namely, providing technical advice in the field of building construction in International Class 37.

Training in the installation, assembly and maintenance of prefabricated building components, prefabricated buildings and concrete modular structures; training services in the fields of manufacturing, thermal retention systems, energy storage systems, energy retention and distribution systems; training services in the fields of assembly and construction of precast concrete and products and precast concrete modular structures; providing training on processes and methods of manufacturing and inspection; providing training on quality assurance process and assessing assurance control levels; educational services in the field of off-grid structures, net-zero structures and net-zero manufacturing and systems; advise in the fields of assembly and construction of precast concrete products and precast concrete modular structures, buildings and structures in International Class 41.

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana,

(No. 2484)

(210) 33655

(730) NAIPAUL SUKDEO SUPERMARKET LIMITED (whose legal address is #1 Xtra Plaza, Corner Narsaloo Ramaya Road & Biljah Road, Endeavour, Chaguanas, Trinidad and Tobago)

(220) June 24, 2024

(511) Cakes; Pastries; Bread; Pies; Puddings; Bakery goods; Boxed lunches consisting of rice, with added meat, fish or vegetables; Pre-packaged lunches consisting primarily of rice, and also including meat, fish or vegetables; Prepared meals containing [principally] pasta; Pasta-based prepared meals; Bread buns; Bread and buns; Bread flavoured with spices; Pastries; Confectionary; Cupcakes; Custards [baked deserts]; Doughnuts; Gluten-free bakery products; Gluten-free bread; Gluten free pizza; ; Cakes [gluten free], Crackers [gluten-free]; Cookies [gluten-free]; Sandwiches; Noodle-based prepared meals in International Class 30

Retail services relating to food; Retail services in relation to bakery products; Retail services in relation to furnishings; Retail services in relation to foodstuffs; Retail services in relation to food cooking equipment; Retail services in relation to baked goods; Retail services in relation to desserts; Retail services in relation to gardening products; Retail services in relation to gardening articles; Retail services in relation to festive decorations in International Class 35

(740) Edward A. Luckhoo
Lot 1 Croal Street, Georgetown, Guyana

(540)



(No. 2485)

(210) 33656

(730) Hapag-Lloyd Aktiengesellschaft (whose legal address is Ballindamm 25, Hamburg, 20095, GERMANY)

(220) June 24, 2024

(511) Business affairs, in particular business management and organisation consultancy; Accounting, consultancy and coordination in the field of data processing, in particular the purchasing, selling and marketing of transport services; Commercial consultancy for transport and storage; Organisational consultancy with regard to the establishment of transport links, transhipment matters and goods distribution; Compilation and systematisation of data in computer databases; Distribution of products for advertising purposes; Awarding of franchise contracts; All the aforesaid services exclusively relating to freight logistics except air freight in International Class 35

Supplying and delivery of messages by means of computer, telecommunications and electronic communications devices; Supplying of data in a computer database. in International Class 38

Transport and warehousing and the provision of services therefor, Solely for freight logistics, except air freight; Transport of goods and samples of all kinds and delivery thereof to the recipient using motor vehicles, railway and ships; Providing freight forwarding services of all kinds, freight forwarding and storage of goods of all kinds, exclusively for freight logistics but excluding air freight; Loading and unloading of means of transport of all kinds, exclusively for freight logistics but except air freight; Clearing of ships and freighting; Brokerage of ships, except passenger ships, ships' cargoes, cargo space and berths; Rental of road and rail vehicles, except passenger vehicles; Rental of tanker trucks, Rental of tank storage areas, Tank container transactions, Rental of railway tank cars and other special vehicles, Truck rental; Commercial road transport (local

(540)



and long distance); Providing of information by means of computer, telecommunications and electronic communications devices, exclusively for freight logistics but except air freight in International Class 39

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown,
Guyana

(No. 2486)

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(210) 33657

(540)

(730) Hapag-Lloyd Aktiengesellschaft (whose legal address is Ballindamm 25, Hamburg, 20095, GERMANY)

(220) June 24, 2024

(511) Business affairs, in particular business management and organisation consultancy; accounting, consultancy and coordination in the field of data processing, in particular the purchasing, selling and marketing of transport services; commercial consultancy for transport and storage; organisational consultancy with regard to the establishment of transport links, transhipment matters and goods distribution; compilation and systematisation of data in computer databases; distribution of goods for advertising purposes; awarding of franchise contracts; all the aforesaid services exclusively for freight logistics but except air freight; clearing of ships, namely clearing of ships with harbour, passport and health authorities in International Class 35.

Hapag-Lloyd

Clearing of ships, namely clearing of ships with customs authorities in International Class 36.

Transport and warehousing and the provision of services therefor, exclusively for freight logistics but except air freight; transport of goods and samples of all kinds and delivery thereof to the recipient using motor vehicles, railway and ships; providing freight forwarding services of all kinds, freight forwarding and storage of goods

of all kinds, exclusively for freight logistics but excluding air freight; loading and unloading of means of transport of all kinds, exclusively for freight logistics but except air freight; clearing of ships and freighting; brokerage of ships, except passenger ships, ships' cargoes, cargo space and berths; rental of road and rail vehicles, except passenger vehicles; rental of rail tankers, rental of tank holds, tank container services, rental of rail tankers and other special-purpose vehicles, truck rental; commercial road transport (local and long distance); providing of information by means of computer, telecommunications and electronic communications devices, exclusively for freight logistics but except air freight in International Class 39.

Technical consultancy for transport and storage, exclusively for freight logistics but except air freight; surveying, exclusively for freight logistics but except air freight; updating of computer software, computer programming, project planning for electronic data processing, in particular software for the organisation, reservation and arranging of transport services, exclusively for freight logistics but except air freight; development, setting up and maintenance of networks; consultancy with regard to Internet solutions in International Class 42.

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown,
Guyana

(No. 2487)

(210) 33658

(730) Suzhou Dake Investment Consultation Co., Ltd. (whose legal address is Room 618, Building Number 1, Lucky City Commercial Center, Suzhou Industrial Park, Suzhou City, Jiangsu Province, CHINA)

(220) June 24, 2024

(511) Tie plates being metal hardware; cast iron, unwrought or semi-wrought; sleeves of metal; Metal cable-clamps; clips of metal for cables and pipes; small hardware of metal; trays of metal; containers of metal for storage and transport purposes; tanks of metal for storage purposes; oil drainage containers of metal; containers of metal for liquid fuel; boxes of common metal; tool chests of metal, empty; tool boxes of metal, empty in International Class 6.

Glass cutting machines; elevators; cranes; jacks, namely hydraulic jacks, pneumatic jacks and power jacks; derricks; stamping machines for metalworking purposes; apparatus for machining, namely car body repairing machines; power-operated saws; Metalworking machine tools; polishing machines for use in grinding and polishing metal, wood, ceramics and plastics; bits for power drills, parts of machines; power drill bits; hand-held tools, other than hand-operated; electric hand-held drills; screwdrivers, electric; power drills; pneumatic nut runners; hydraulic torque wrenches; electric glue guns; power-driven spanners; power-operated angle grinders; paint spray guns; pneumatic waste oil drainers; pumps, as parts of machines, engines or motors; water pumps for automobiles; air pumps for garages; compressed air machines; welding machines, electric; soldering apparatus, gas-operated; dust removing installations for cleaning purposes; washing machines, namely, pressure washing machines and car washing machines; high pressure washers; dust exhausting installations for cleaning purposes; powered tire changer machines for land vehicles; power-operated tire mounting machines;

(540)

LAKIAUTO

machines for filling brake fluid in International Class 7.

Shovels being hand tools; saw blades, parts of hand tools; files being hand tools; wood-working wrecking bars being hand tools; spanners; pliers; hand tools, hand-operated; screwdriver bits for hand-operated screwdrivers; Bench vices being hand-operated implements; caulking guns, hand-operated; miter sanders being hand tools; glazing irons; tin snips in International Class 8.

Measuring rules; micrometers; slide calipers; scanners for performing automotive diagnostics; refrigerant meters; surveying apparatus; surveying instruments ; measuring instruments; precision measuring apparatus; infrared thermometers, not for medical purposes; vehicle wheel alignment machines; wheel alignment meters; voltage testers; digital multimeters; inspection mirrors; cable connectors with screw junctions; gloves for protection against accidents; clothing for protection against accidents, irradiation and fire; gas masks; protection devices for personal use against accidents; batteries, electric, for vehicles; batteries, electric; portable power chargers being rechargeable batteries; wheel balancing machines in International Class 9.

Lamps; lighting apparatus and installations; head torches; lights for vehicles; cooling installations for liquids; air conditioners for vehicles; heat guns; heating apparatus; disinfectant apparatus; electric pocket warmers for warming hands in International Class 11.

Engine mounts for land vehicles; air pumps for automobiles; motors, electric, for land vehicles; Air pumps for motorcycles; air pumps for bicycles; electric vehicles; electric bicycles; mechanics' creepers; carts; trolleys [mobile carts]; tyres for vehicle wheels; repair outfits for inner tubes; civilian drones; air pumps being vehicle accessories; luggage carriers for vehicles in International Class 12.

Furniture; stools; Tool chests [furniture]; trolleys being furniture; containers, not of metal, for

liquid fuel; trays, not of metal; tool boxes, not of metal, empty; tool chests, not of metal, empty; oil drainage containers, not of metal; clips, not of metal, for cables and pipes; vice benches being furniture; non-metal cable clamps; furniture fittings, not of metal; nuts, not of metal; ladders of wood or plastics; work benches; steps [ladders], not of metal; saw horses; step stools, not of metal; plastic ramps for use with vehicles in International 20.

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown,
Guyana

(No. 2488)

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(210) 33670

(540)

(730) BYD COMPANY LIMITED (whose legal address is No.1, Yan'an Road, Kuichong Street, Dapeng New District, Shenzhen, CHINA)

(220) June 26, 2024

(511) Motor vehicle maintenance and repair; vehicle cleaning; anti-rust treatment for vehicles; vehicle washing; charging of electric vehicles; vehicle polishing; vehicle maintenance; vehicle battery charging; vehicle breakdown repair services; vehicle greasing; vehicle lubrication in International Class 37

方程豹

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana,

(No. 2489)

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(210) 33671

(730) BYD COMPANY LIMITED, (whose legal address is No.1, Yan'an Road, Kuichong Street, Dapeng New District, Shenzhen, CHINA)

(220) June 26, 2024

(511) Motor vehicle maintenance and repair; vehicle cleaning; anti-rust treatment for vehicles; vehicle washing; charging of electric vehicles; vehicle polishing; vehicle maintenance; vehicle battery charging; vehicle breakdown repair services; vehicle greasing; vehicle lubrication in International Class 37

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)



(No. 2490)

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(210) 33672

(730) BYD COMPANY LIMITED (whose legal address is No.1, Yan'an Road, Kuichong Street, Dapeng New District, Shenzhen, CHINA)

(220) June 26, 2024

(511) Motor vehicle maintenance and repair; vehicle cleaning; anti-rust treatment for vehicles; vehicle washing; charging of electric vehicles; vehicle polishing; vehicle maintenance; vehicle battery charging; vehicle breakdown repair services; vehicle greasing; vehicle lubrication in International Class 37

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana,

(540)

FANG CHENG BAO

(No. 2491)

(210) 33673

(730) AAdvantage Loyalty IP Ltd. (whose legal address is c/o Maples Corporate Services Limited, Ugland House, South Church Street, George Town, Grand Cayman, CAYMAN ISLANDS)

(220) June 26, 2024

(511) Travel agency services, namely reservation of accommodation in International Class 43

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(No. 2492)

(540)

AADVANTAGE EXECUTIVE PLATINUM

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(210) 33674

(730) AAdvantage Loyalty IP Ltd. (whose legal address is c/o Maples Corporate Services Limited, Ugland House, South Church Street, George Town, Grand Cayman)

(220) June 26, 2024

(511) Travel agency services, namely reservation of accommodation in International Class 43

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(No. 2493)

(540)

AADVANTAGE GOLD

(210) 33675

(730) AAdvantage Loyalty IP Ltd. (whose legal address is c/o Maples Corporate Services Limited, Ugland House, South Church Street, George Town, Grand Cayman)

(220) June 26, 2024

(511) Travel agency services, namely reservation of accommodation in International Class 43

(740) Hughes, Fields and Stoby
Lot 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown,
Guyana

(540)

AADVANTAGE PLATINUM

(No. 2494)

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(210) 33676

(730) American Airlines, Inc. (whose legal address is 1 Skyview Drive, Fort Worth, Texas, 76155, UNITED STATES AMERICA)

(220) June 26, 2024

(511) Promotional services, namely, offering a reward program for frequent air travellers, namely, priority boarding, check-in, seating and reservation services, augmented frequent flier mileage, ticket upgrades, offering a variety of amenities to member travellers at airports while awaiting departure. in International Class 35

(740) Hughes, Fields & Stoby
Lots 61-62 Hadfield & Cross Streets,
Werk-en-Rust, Georgetown, Guyana

(540)

ENVOY

(No. 2495)

---

(210) 33684

(730) TOYOTA JIDOSHA KABUSHIKI KAISHA (also trading as TOYOTA MOTOR CORPORATION) (whose legal address is 1, Toyota-cho, Toyota-shi, Aichi-ken, JAPAN)

(220) July 3, 2024

(511) Industrial robots in International Class 7

Humanoid robots with artificial intelligence, telepresence robots in International Class 9

Automobiles and structural parts thereof in International Class 12

Market campaigns; advertising services to promote public awareness of environmental matters or traffic accident matters in International Class 35

(740) Cameron & Shepherd
2 Avenue of the Republic, Georgetown, Guyana

(540)

BEYOND ZERO

(No. 2496)

(210) 33685

(730) ADP, Inc. (whose legal address is One ADP Boulevard Roseland New Jersey 07068 UNITED STATES OF AMERICA)

(220) July 3, 2024

(511) Human capital management (HCM) services; Payroll processing, preparation, administration, and recordkeeping; Providing electronic payroll tax preparation; Payroll tax deposit filing and reporting; Employee time and attendance record keeping; Timekeeping services for others; Outsourcing services in the fields of human capital management (HCM); Consulting services in the fields of human capital management (HCM), payroll preparation and processing, employee performance management, and business succession management in International Class 35

Providing temporary use of online non-downloadable computer software for employee and personnel related services, namely, human capital management (HCM), payroll processing, preparation, and administration, employee benefits and retirement plan administration, unemployment compensation management, talent management, employee time and attendance record keeping, employee scheduling and absence management, employee record-keeping, business management, accounting, payroll tax calculation and preparation, monitoring tax regulation compliance, electronically processing payroll, payroll tax filing and reporting, processing employee time and attendance records, recording and tracking employee performance management; Providing temporary use of online non-downloadable software for providing employers with a compatible interface between payroll processing software and software for financial management and management of human resources; Providing a web-based system and online portal featuring non-downloadable software for employee benefits brokers and consultants to use in

(540)

ADP ASSIST

employee benefits administration, pension record keeping, and unemployment compensation management; Providing temporary use of online non-downloadable computer software for use in printing payroll documents, namely, reports, checks, and tax forms in International Class 42

(740) Edward A. Luckhoo
Lot 1 Croal Street, Georgetown, Guyana

(No. 2497)

Reza Manraj
Registrar of Commerce
Trademarks, Patents, Designs and Geographical Indication Office,
Commercial Registry,
High & Commerce Streets,
Newtown, Stabroek, Georgetown, Demerara, Guyana.

COMMERCIAL REGISTRY

ERRATUM

ADVERTISEMENT PUBLISHED IN THE OFFICIAL GAZETTE DATED 1ST JUNE, 2024 AND 6TH & 13TH JULY, 2024
UNDER THE HEADING BILL OF SALE ACT, CHAPTER 90:12 SHOULD READ: -

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
3022	MICHAEL MUNROE	16.05.2024	LOT 814 SECTION 'A' BLOCK 'X' DIAMOND EAST BANK DEMERARA	SINOTRUCK HOWO MOTOR LORRY ENGINE NO: 1623K037013 CHASSIS NO: LZZDDLSD8PJ312243 SINOTRUCK MOTOR LORRY ENGINE NO: 1623K036283 CHASSIS NO: LZZDDLSD8PJ312242 SINOTRUCK MOTOR LORRY ENGINE NO: 1623K036305 CHASSIS NO: LZZDDLSD8PJ312241	CITIZENS BANK GUYANA INC.
3836	DANIELLE SEMPLE	18.06.2024	LOT 323 PARCEL 164 LONG POND SISTERS VILLAGE WEST BANK DEMERARA	TOYOTA VITZ ENGINE NO: 1NR-8540777 CHASSIS NO: NSP130-2215281	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4109	PARBATTIE SINGH	27.06.2024	LOT 102 POMONA ESSEQUIBO COAST GUYANA	TOYOTA CAR ENGINE NO: 1NZ-E061786 CHASSIS NO: NZT260-3114067	REPUBLIC BANK (GUYANA) LIMITED
4110	BIBI NIRMAL	27.06.2024	LOT 7 ADVENTURE VILLAGE, CORENTYNE, BERBICE	FIAT TRACTOR ENGINE NO: 200-197000 CHASSIS NO: 816527	REPUBLIC BANK (GUYANA) LIMITED
4111	KELLEYANN BOWMAN	27.06.2024	LOT 22 EAST PUBLIC ROAD NO.39 VILLAGE CORENTYNE BERBICE	TOYOTA CAR ENGINE NO: 1NZE484430 CHASSIS NO: NZE161-7069530	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
4112	LEONAV SINGH	27.06.2024	LOT 197 SUSANNAH VILLAGE, CORENTYNE, BERBICE	MITSUBISHI LORRY ENGINE NO: 4D36-F92398 CHASSIS NO: FE516BC-430561	REPUBLIC BANK (GUYANA) LIMITED
4113	RENU MUNILALL	27.06.2024	LOT 24 BETSY VILLAGE EAST CANJE BERBICE	TOYOTA CAR ENGINE NO: 1NZ-E045796 CHASSIS NO: NZE141-9210373	REPUBLIC BANK (GUYANA) LIMITED
4114	JIANGUO LUO	27.06.2024	LOT 19 POPE STREET, NEW AMSTERDAM, BERBICE	TOYOTA VAN ENGINE NO: 1TR-1458758 CHASSIS NO: TRH200-0201257	REPUBLIC BANK (GUYANA) LIMITED
4115	MICHAEL GILMORE & MITILESHAWARI MITTOOLALL	27.06.2024	LOT 144 NO. 2 VILLAGE, EAST CANJE, BERBICE	HONDA CAR ENGINE NO: L15B-4425303 CHASSIS NO: RU1-1225302	REPUBLIC BANK (GUYANA) LIMITED
4116	WAZIFA GAJNABI & DAVENDRAN AUTH SEECHARRAN	27.06.2024	LOT 35 HEALTH CENTRE STREET, CUMBERLAND EAST CANJE BERBICE	TOYOTA CAR ENGINE NO: 1KR-1337365 CHASSIS NO: KSP130-2059915	REPUBLIC BANK (GUYANA) LIMITED
4117	JAMOL CARTER	27.06.2024	LOT 62 BUDHAN SCHEME, CARACAS VILLAGE, CANJE BERBICE	TOYOTA MINI-BUS ENGINE NO: 1TR-1393129 CHASSIS NO: TRH200-0192951	REPUBLIC BANK (GUYANA) LIMITED
4118	MELAINE THOMPSON	27.06.2024	LOT 46 NORTH STREET WERK-EN-RUST GEORGETOWN	HONDA CAR ENGINE NO: L15B-4035410 CHASSIS NO: RU1-1115403	REPUBLIC BANK (GUYANA) LIMITED
4119	VISHAL PRASHAD	27.06.2024	LOT 91 PROSPECT EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-D839522 CHASSIS NO: NZE141-9182146	REPUBLIC BANK (GUYANA) LIMITED
4120	MARK PHILLIPS	27.06.2024	LOT 106 CAESAR STREET AGRICOLA EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E373588 CHASSIS NO: NZE164-7012789	REPUBLIC BANK (GUYANA) LIMITED
4121	ORAL MC ALLISTER	27.06.2024	LOT 1150 BARE ROOT, BACHELOR'S ADVENTURE, EAST COAST DEMERARA	NISSAN CAR ENGINE NO: MR20-949080B CHASSIS NO: T32-014323	REPUBLIC BANK (GUYANA) LIMITED
4122	CHRISTON JOHN	27.06.2024	LOT 126 EL DORADO AVENUE SOUTH RUIMVELDT GEORGETOWN	NISSAN CAR ENGINE NO: MR20-295352C CHASSIS NO: NT32-092218	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
4123	RAMESHWAR BABULAL	27.06.2024	LOT 138 CRANE NEW SCHEME WEST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-D790643 CHASSIS NO: NZE141-9175505	REPUBLIC BANK (GUYANA) LIMITED
4124	ALEXIA ALEXANDER & RAYMOND WILLIAMS	27.06.2024	LOT 178 SOUTH VRYHEID'S LUST, EAST COAST DEMERARA GUYANA	TOYOTA CAR ENGINE NO: 1TR-0215937 CHASSIS NO: TRH200 0028119	REPUBLIC BANK (GUYANA) LIMITED
4125	KEISHA VINCENT	27.06.2024	LOT 571 CULVERT CITY, LETHEM REGION 9	HONDA CAR ENGINE NO: LEB-3849444 CHASSIS NO: RU3-1049396	REPUBLIC BANK (GUYANA) LIMITED
4126	RYAN GEORGE	27.06.2024	LOT 58 CANAAN GARDENS, LAND OF CANAAN EAST BANK DEMERARA GUYANA	TOYOTA CAR ENGINE NO: 1NZ-E340171 CHASSIS NO: NZE161-7048611	REPUBLIC BANK (GUYANA) LIMITED
4127	HEMDAT PERSAUD	27.06.2024	LOT 34 LAND OF CANAAN EAST BANK DEMERARA GUYANA	TOYOTA CAR ENGINE NO: 1NZ-E318999 CHASSIS NO: NCP131-2015723	REPUBLIC BANK (GUYANA) LIMITED
4128	MELISSA JORDAN	27.06.2024	LOT 1196 SECTION C BLOCK Y GROVE EAST BANK DEMERARA GUYANA	TOYOTA CAR ENGINE NO: 1NZ-D976458 CHASSIS NO: NZT260-3107183	REPUBLIC BANK (GUYANA) LIMITED
4129	RAYE JEFFREY	27.06.2024	LOT 114 ONDERNEEMING PARFAITE HARMONIE WEST BANK DEMERARA GUYANA	HONDA CAR ENGINE NO: LEBH1-3836447 CHASSIS NO: RU3-1036419	REPUBLIC BANK (GUYANA) LIMITED
4130	LEVI DUNDAS	27.06.2024	LOT 34 FIRST STREET, SAMVILLE KURU KURURU LINDEN SOESDYKE HIGHWAY	TOYOTA CAR ENGINE NO: 1NZ-E124514 CHASSIS NO: NZE161-7009945	REPUBLIC BANK (GUYANA) LIMITED
4131	BALMEEKIE SINGH	27.06.2024	LOT 270 SECTION C BUSH LOT VILLAGE, WEST COAST BERBICE	TOYOTA MOTOR CO. LTD PICK-UP ENGINE NO: 2KD-9312143 CHASSIS NO: MR0HR29G902001576 TOYOTA CAR ENGINE NO: 1AZ5225303 CHASSIS NO: AZR60-0447274	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
4132	RAMESHWAR RAMLALL	27.06.2024	LOT 64 D BUSH LOT VILLAGE WEST COAST BERBICE	MASSEY FERGUSON TRACTOR ENGINE NO: 31240-U567396X CHASSIS NO: 5013B45105	REPUBLIC BANK (GUYANA) LIMITED
4133	RAWARD SINGH & SATRANIE SOOKRAM	27.06.2024	LOT 170, NO. 52 VILLAGE, CORENTYNE, BERBICE	ERF LORRY ENGINE NO: SW568754 CHASSIS NO: SAF18C2TP05096116 LEYLAND LORRY ENGINE NO: G325687 CHASSIS NO: XLRAE55CEOL228298 MAZDA LORRY ENGINE NO: NOT SEEN CHASSIS NO: WH6HD100131 MITSUBISHI LORRY ENGINE NO: 4D33-H72797 CHASSIS NO: FE51CB-564640	REPUBLIC BANK (GUYANA) LIMITED
4134	KOMALNAUTH MADRAY	27.06.2024	LOT 221 NO. 56 VILLAGE, CORENTYNE BERBICE	TOYOTA CAR ENGINE NO: 1NZ-C816337 CHASSIS NO: NZE 121-0239864	REPUBLIC BANK (GUYANA) LIMITED
4135	MAKILA YOUNGE	27.06.2024	LOT 75 HYDE PARK TIMEHRI EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1KR-1208110 CHASSIS NO: KSP130-2018021	REPUBLIC BANK (GUYANA) LIMITED
4136	QUEBESON SPENCER	27.06.2024	LOT 58 FIFTH STREET ALMOND AVENUE RORAIMA HOUSING SCHEME VERSAILLES WEST BANK DEMERARA GUYANA	NISSAN CAR ENGINE NO: MR20-467718B CHASSIS NO: NT31-320752	REPUBLIC BANK (GUYANA) LIMITED
4137	DENZIL ROBERTS	27.06.2024	LOT 235 ROSE STREET ENTERPRISE GARDENS EAST COAST DEMERARA GUYANA	TOYOTA CAR ENGINE NO: 3ZR-0146176 CHASSIS NO: ZSU65-0027740	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
4138	JAMAL CAMBRIDGE	27.06.2024	LOT 36 'A' BELLADRUM VILLAGE WEST COAST BERBICE GUYANA	TOYOTA CAR ENGINE NO: 1NZE529178 CHASSIS NO: NZE161-7076496	REPUBLIC BANK (GUYANA) LIMITED
4139	EARL CARRIBON & CRYSTAL LAM	27.06.2024	LOT 95 HELICONIA AVENUE, ECCLES, EAST BANK DEMERARA	HONDA CAR ENGINE NO: L15B-3509432 CHASSIS NO: RU1-1009416	REPUBLIC BANK (GUYANA) LIMITED
4140	MARIA DASS	27.06.2024	LOT 380 PUBLIC ROAD CRAIG, EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NR-8433209 CHASSIS NO: NSP130-2186498	REPUBLIC BANK (GUYANA) LIMITED
4141	DINESSA EDWARDS-STEPHENS	27.06.2024	LOT J BENT STREET WORTMANVILLE, GEORGETOWN	HONDA CAR ENGINE NO: L15B-4430972 CHASSIS NO: RU1-1230968	REPUBLIC BANK (GUYANA) LIMITED
4142	GERALD FORDE	27.06.2024	LOT PLOT 14 LALUNI ROAD, KURU KURURU SOESDYKE LINDEN HIGHWAY	NISSAN CAR ENGINE NO: MR20-389654C CHASSIS NO: NT32-584515	REPUBLIC BANK (GUYANA) LIMITED
4143	ASAPH HARCOURT	27.06.2024	LOT 9 LICHFIELD, WEST COAST BERBICE	TOYOTA CAR ENGINE NO: 1NZ-E326751 CHASSIS NO: NZT260-3126051	REPUBLIC BANK (GUYANA) LIMITED
4144	VERONICA HASSAN	27.06.2024	LOT 58 DOWDING STREET KITTY GEORGETOWN GUYANA	HONDA CAR ENGINE NO: L15B-5558946 CHASSIS NO: RU1-1308936	REPUBLIC BANK (GUYANA) LIMITED
4145	LESTER MC ALMONT	27.06.2024	LOT 203 CHARLOTTE STREET, LACYTOWN, GEORGETOWN	VOLKSWAGEN MOTOR CAR ENGINE NO: CZE-137495 CHASSIS NO: WVWZZZ3CZGE066066	REPUBLIC BANK (GUYANA) LIMITED
4146	CUTHBERT MELVILLE	27.06.2024	LOT 226 'BB' ECCLES, EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-8388693 CHASSIS NO: NZT260-3200260	REPUBLIC BANK (GUYANA) LIMITED
4147	ARNALDO BARZAGA MILAN	27.06.2024	LOT 25 CUMMINGS STREET ALBERTTOWN GEORGETOWN	LEXUS CAR ENGINE NO: 8ARW-646976 CHASSIS NO: AGZ10-1014654	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE	ADDRESS	PARTICULARS	INSTITUTION
4148	JAMAULE BLAIR	27.06.2024	LOT 9, NORTH SOPHIA GEORGETOWN	HONDA CAR ENGINE NO: L15B-3506363 CHASSIS NO: RU1-1006352	REPUBLIC BANK (GUYANA) LIMITED
4149	JEVINA BENN & STEPHEON BENN	27.06.2024	LOT 45 HADFIELD STREET LODGE, GEORGTOWN, GUYANA	HONDA CAR ENGINE NO: L15B-3500433 CHASSIS NO: RU1-1000436	REPUBLIC BANK (GUYANA) LIMITED
4063	YUDESH MERHAI	27.06.2024	LOT 978 SECTION C BLOCK Y GOLDEN GROVE EAST BANK DEMERARA	TOYOTA COROLLA FIELDER ENGINE NO: 1NZ-E285346 CHASSIS NO: NZE161-7038640	GUYANA BANK FOR TRADE AND INDUSTRY LIMITED
4014	KEON ARCHIBALD	26.06.2024	62 EAST RUIMVELDT HOUSING SCHEME GEORGETOWN	NISSAN NOTE ENGINE NO: HR15-391865C CHASSIS NO: E11-624600	YOKOHAMA TRADING GUYANA INC.
4035	ORLANDO DESMOND MATTES	27.06.2024	LOT 240 OLD SCHEME TUSCHEN EAST BANK ESSEQUIBO GUYANA	DEVELON EXCAVATOR ENGINE NO: DB58TIS45111E07 SERIAL NO: DHKCEBEEHR0003875 DEVELON EXCAVATOR ENGINE NO: DB58TIS451100E07 SERIAL NO: DHKCEBEEPR0003879	FARMS SUPPLIES LIMITED
4005	MAHINDRA JEENARINE	26.06.2024	LOT 291 AREA B LUSIGNAN EAST COAST DEMERARA	TOYOTA CARINA CAR ENGINE NO: 5AJ-008031 CHASSIS NO: AT212-0081708	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4107	TERENCE WALDRON	27.06.2024	LOT 68 ENMORE NORTH EAST COAST DEMERARA	TOYOTA COROLLA AXIO ENGINE NO: 1NZ-E152290 CHASSIS NO: NZE161-7018810	BANK OF BARODA (GUYANA) INC.

Commercial Registry,
High and Commerce Streets.
Georgetown.

Reza Manraj
Registrar of Commerce

(No. 2498)

REGISTRAR'S NOTICE

COUNTY OF ESSEQUIBO

BILLS OF SALE ACT, CHAPTER 90:12
THE UNDERMENTIONED BILLS OF SALE WERE FILED ON THE DATES SPECIFIED HEREUNDER

NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
122	AMAR NAUTH	2024-7-04	RICHMOND ESSEQUIBO COAST GUYANA	ONE GREY AND SILVER (METALLIC) TOYOTA MOTOR CAR ENGINE NO. 5AB-795930 CHASSIS NO. AC100-8034937	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
123	ROY SHAMLALL AND ROEVIN SHAMLALL	2024-7-04	PLANTATION PHILIP ESSEQUIBO COAST GUYANA	ONE BLUE FORD TRACTOR ENGINE NO. 324128 CHASSIS NO. BC 95148 ONE BLUE SOLIS 90RX 4WD TRACTOR ENGINE NO. 4105FLT34I1354601 CHASSIS NO. DZLDK1364788W	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
124	RABI SANKAR	2024-7-04	LOT 80 SHORT CUT STREET HENRIETTA ESSEQUIBO COAST GUYANA	ONE RED AND GREY MASSEY FERGUSON TRACTOR ENGINE NO. LA 21194TT 567114 E CHASSIS NO. 171863 MH ONE BROWN LOCALLY BUILT WOODEN TRAILER	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
125	POROO SHOTAM	2024-7-04	ABRAM ZUIL ESSEQUIBO COAST GUYANA	ONE RED AND GRAY MASSEY FERGUSON TRACTOR MF 290 ENGINE NO. LF-8552B0766206 G CHASSIS NO. 2287009381	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
126	DARCHAN NARINE	2024-7-04	THREE FRIENDS ESSEQUIBO COAST GUYANA	ONE RED MASSEY FERGUSON TRACTOR 699 ENGINE NO. TW31125W737246M CHASSIS NO. 5319211 ONE RED LAVERDA M-152 TRACTOR ENGINE NO. 64904676 CHASSIS NO. 173159	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
127	RAMKARRAN BODO	2024-7-04	MARIAS LODGE ESSEQUIBO COAST GUYANA	ONE BLACK TOYOTA CAR ENGINE NO. 1NZ-A511248 CHASSIS NO. NZT240-0028885 ONE RED MASSEY FERGUSON TRACTOR MF 699 ENGINE NO. 751895 CHASSIS NO. L311018	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
128	VISHWAMINTRA DOODNAUTH AND HANSRANIE DEVI JODHAN	2024-7-04	LOT 37 AFFIANCE ESSEQUIBO COAST GUYANA	ONE RED LAVERDA 152 COMBINE ENGINE NO. 019564 CHASSIS NO. 173012	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
129	MOHAMED SAMAD AND BIBI SAMAD	2024-7-04	LOT D MARIAS DELIGHT ESSEQUIBO COAST GUYANA	ONE BLUE SOLIS 90RXWT-4WD TRACTOR ENGINE NO. 4105FLTZ-4J1232913 CHASSIS NO. KZLDJ1234513W	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
130	MAHADAI BALKISHUN	2024-7-04	LOT L DUNKELD ESSEQUIBO COAST GUYANA	ONE RED MASSEY FERGUSON MF-399 TRACTOR ENGINE NO. U8028015 CHASSIS NO. 5013N31392	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
131	WHITCLIFF PAUL	2024-7-04	LOT 156 QUEENSTOWN ESSEQUIBO COAST GUYANA	ONE WHITE MITSUBISHI LORRY ENGINE NO. 4M40-DA6227 CHASSIS NO. FB51AB-552380	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
132	DHANIRAM NAIPAUL	2024-7-04	LOT 1 RELIANCE ESSEQUIBO COAST GUYANA	ONE RED LAVERDA COMBINE ENGINE NO. 0531107 CHASSIS NO. 174487	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
133	LEONARD NARINE	2024-7-04	LOT 2 PLANTATION ANDREWS ESSEQUIBO COAST GUYANA	ONE RED AND GRAY MASSEY FERGUSON MF 699 TRACTOR ENGINE NO. TW31125U718483L CHASSIS NO. T169042	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
134	BHARAT NARINE	2024-7-04	LOT 20 LIMA ESSEQUIBO COAST GUYANA	ONE RED AND WHITE LAVERDA 3790 COMBINE ENGINE NO. 001700 CHASSIS NO. 5D21414	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

COMMERCIAL REGISTRY
HIGH COURT BUILDING
SUDDIE
ESSEQUIBO COAST
GUYANA.

MR. REZA MANRAJ
REGISTRAR OF COMMERCE

ADVERTISEMENTS FOR THE 20TH July, 2024

(No. 2499)

COUNTY OF BERBICE

BILLS OF SALE ACT, CHAPTER 90:12
THE UNDERMENTIONED BILLS OF SALE WERE FILED ON THE DATES SPECIFIED HEREUNDER

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
266	RAY RAMSAMMY & JESSICA EVANS	2024/07/05TH	LOT 3, PUBLIC ROAD, ARMADALE, WEST COAST, BERBICE & LOT 2B, ARMADALE, WEST COAST, BERBICE	ONE BLUE MITSUBISHI CANTER REG # GAF 8887 ENG # 4D33-H76606 CHASSIS # FE51CB-565552	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
267	MEZEER RAMJOHN AND FAZEDA ALI	2024/07/05TH	BOTH OF LOT 10, PUBLIC ROAD, NORTH, SECTION A, GOLDEN FLEECE, WEST COAST, BERBICE	ONE NISSAN BLUEBIRD SYLPHY REG # PVV 8449 ENG # HR15-125090C CHASSIS # GQQ-050120	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
268	PADMENEE HIRALALL AND MOHAMMAD SHAFI ULLA RAZACK	2024/07/05TH	BOTH OF LOT 53, BUSHLOT VILLAGE, WEST COAST, BERBICE	ONE MASSEY FERGUSON TRACTOR REG # 8091 ENG # 248UA35726 CHASSIS # 744908HM	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
269	SATYANAND PRASHAD	2024/07/05TH	LOT 17, SECTION A, BUSH LOT VILLAGE, WEST COAST, BERBICE	ONE MASSEY FERGUSON TRACTOR REG # 12794 ENG # LF8552B046652F CHASSIS # 2287-004883	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
270	NARINE CHANDERPAUL RAMGOPAUL ALSO KNOWN AS NARAINE CHANDERPAUL RAMGOPAUL AND BASANTI MISIR	2024/07/05TH	BOTH OF LOT 6, NEW HOUSING SCHEME, BLOCK 1, BUSH LOT VILLAGE, WEST COAST, BERBICE	ONE 168 MASSEY FERGUSON TRACTOR REG # 19801 ENG # 236-UA-512023 CHASSIS # 251443 ONE THREE DISC PLOUGH ONE SIXTEEN BLADE CHIPPER ONE PAIR CAGE WHEEL	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
271	KEISHA WILSON	2024/07/05TH	EL DORADO VILLAGE, WEST COAST, BERBICE	ONE TOYOTA SIENTA REG # HD 6407 ENG # 1NZ-E253984 CHASSIS # NCP81-5185969	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
272	HARPAUL PERSAUD & YOUDISTIR PERSAUD	2024/07/05TH	LOT 67, SECTION D, BUSH LOT VILLAGE, WEST COAST, BERBICE & LOT 85, SECTION D, BUSH LOT VILLAGE, WEST COAST, BERBICE	ONE RED AND GREY MASSEY FERGUSON TRACTOR REG # 13379 ENG # LF8552B081667G CHASSIS # 2287010023	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
273	RONALD IVAN JOSEPH AND ALANA NANDEETA HIRALAL	2024/07/05TH	BOTH OF LOT 156, NO. 22 BEL AIR, WEST COAST, BERBICE	ONE TOYOTA ALLION REG # PRR 7099 ENG # 1NZ-A360081 CHASSIS # NZT240-0004992	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
274	DAVINDRA POONE	2024/07/05TH	LOT 133, WATERLOO, BATH SETTLEMENT, WEST COAST, BERBICE	ONE TOYOTA COROLLA FIELDER REG # HD 6512 ENG # 2NR-8476374 CHASSIS # NRE161-0003971	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
275	FANEEZA KAHDEER & ASIF KAHDEER	2024/07/05TH	LOT 116, WATERLOO, BATH SETTLEMENT, WEST COAST, BERBICE & LOT 3, SECTION C, NO. 2 VILLAGE, WEST COAST, BERBICE	ONE MASSEY FERGUSON TRACTOR REG # 27004 ENG # LF22790U880257K CHASSIS # 387770	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
276	CLAYTON CAMPBELL	2024/07/05TH	LOT 159, LOVELY LASS, WEST COAST, BERBICE	ONE TOYOTA MOTOR CAR REG # PJJ 8765 ENG # 1RZ-0063353 CHASSIS # RZH110-0000430	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
277	DEXTER NICHOLSON	2024/07/05TH	LOT 299, NO. 29 VILLAGE, WEST COAST, BERBICE	ONE ATV POLARIS 56P REG # CN 5859 ENG # NOT SEEN CHASSIS # 4XACH42A52A528690	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

COMMERCIAL REGISTRY,
1 ESPLANADE ROAD,
NEW AMSTERDAM, BERBICE.

REZA MANRAJ
REGISTRAR OF COMMERCE

(No. 2500)

BILLS OF SALE ACT, CHAPTER 90:12
THE UNDERMENTIONED BILLS OF SALE WERE FILED ON THE DATES SPECIFIED HEREUNDER

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4167	KELVIN WILLIAMS	25.06.2024	2380 PARFAITE HARMONIE, WEST BANK DEMERARA	USED DON BUR TRAILER CHASSIS NO: SEPPM39BTBL057374	NOVA SCOTIA MANUFACTURING COMPANY LIMITED
4168	SANJEET R. POORAN	25.06.2024	LOT 1 LUSIGNAN PASTURE WEST, EAST COAST DEMERARA	DAF LORRY ENGINE NO: I08532 CHASSIS NO: XLRAS75PC0E807053	BUDDY'S AUTO SALE INC
4169	MARCUS A. CLARKE	02.07.2024	LOT 459, EAST RUIMVELDT, GEORGETOWN	TOYOTA PREMIO MOTOR CAR ENGINE NO: 1NZ-C616541 CHASSIS NO: NZT240-0107505	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4170	DERWN A. VANSERTIMA	02.07.2024	LOT 44 B, BUXTON, EAST COAST DEMERARA	TOYOTA PREMIO MOTOR CAR ENGINE NO: 1NZ-E165109 CHASSIS NO: NZT260-3119551	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4171	KISHAUN JAGNARAIN	02.07.2024	LOT 10, MAHAICA RIVER, EAST COAST DEMERARA	TOYOTA HILUX VIGO SMART CAB MOTOR CAR ENGINE NO: 2TR-5257116 CHASSIS NO: MROGX12G-206617487	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4172	YOULANDER N. YARRIS	02.07.2024	LOT 109, KURU KURURU, SOESDYKE, LINDEN HIGHWAY	TOYOTA FIELDER CAR ENGINE NO: 1NZ-E104638 CHASSIS NO: NZE161-7004404	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4173	ESRICK BOURNE	02.07.2024	LOT TN91, TIMEHRI PRISON ROAD, EAST BANK DEMERARA	HIAB TRUCK MOTOR LORRY ENGINE NO: J07C-013891 CHASSIS NO: FC3JKE-10791	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4174	ROUNTWELL E.FOX	02.07.2024	LOT 224, BLOCK 20, HASLINGTON, EAST COAST DEMERARA	TOYOTA FIELDER MOTOR CAR ENGINE NO: 1NZ-D332916 CHASSIS NO: NZE141-9101004	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC

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4175	NAKASI N. WILLIAMS	02.07.2024	LOT 333, MIDDLE WALK, PLANTATION BUXTON, EAST COAST DEMERARA	TOYOTA PREMIO MOTOR CAR ENGINE NO: 1NZ-B412116 CHASSIS NO: NZT240-0066972	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4176	TISHAUNTELL T. CHARLES	02.07.2024	LOT 123, BELFIELD HOUSING SCHEME, EAST COAST DEMERARA	TOYOTA SPACIO MOTOR CAR ENGINE NO: 1NZ-A354158 CHASSIS NO: NZE121-3106284	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4177	TENNACIA PETERS SEAUBALAK & ALWYN SEAUBALAK	02.07.2024	LOT 146 BLUEBERRY HILL WISMAR LINDEN	TOYOTA SIENTA CAR ENGINE NO: 1NZ-E209557 CHASSIS NO: NCP81-5184035	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4178	ANN WHITEHEAD	02.07.2024	LOT 3371 CANE VIEW AVENUE SOUTH RUIMVELDT PARK GEORGETOWN	TOYOTA VITZ MOTOR CAR ENGINE NO: 1KR-1375749 CHASSIS NO: KSP130-2074456	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4179	YVONNE GARNETT	02.07.2024	LOT 60 VRIESLAND WEST BANK DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NZ-D787204 CHASSIS NO: NZT260-3088688	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4180	YOLANDA TROTMAN	02.07.2024	LOT 121 CRANE HOUSING SCHEME WEST BANK DEMERARA	TOYOTA VITZ CAR ENGINE NO: 1KR-1361271 CHASSIS NO: KSP130-2068189	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4181	KAPIL THAKURIAN	02.07.2024	LOT 20 GOED FORTUIN HOUSING SCHEME WEST BANK DEMERARA	TOYOTA RUMION CAR ENGINE NO: 1NZ-D969886 CHASSIS NO: NZE151-4001672	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4182	THEOMI BUNBURY	02.07.2024	LOT 46 RELIANCE ESSEQUIBO COAST	TOYOTA CAR ENGINE NO: 1NZ-E469691 CHASSIS NO: NZE161-7067211	THE GUYANA GEOLOGY & MINES COMMISSION

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4183	ANTHONY THOMAS	04.07.2024	LOT 200 GREENHEART STREET SOUTH RUIMVELDT GARDENS, GEORGETOWN	TOYOTA PREMIO CAR ENGINE NO: 1NZ-E058999 CHASSIS NO: NZT260-3113819	CITIZENS BANK GUYANA INC
4184	GILLIAN WILSON	04.07.2024	LOT 42 CLONBROOK, HOUSING SCHEME, EAST COAST DEMERARA	HONDA CITY 1.5 CAR ENGINE NO: L15Z12710699 CHASSIS NO: MRHGM6660GP000206	CITIZENS BANK GUYANA INC
4185	SONIA BURNETT	04.07.2024	LOT S FIRST STREET BARTICA ESSEQUIBO RIVER	HONDA VEZEL MOTOR CAR ENGINE NO: L15B-3508037 CHASSIS NO: RU1-1008021	CITIZENS BANK GUYANA INC
4186	AKEEM MCDONALD	04.07.2024	LOT "YY" 10 NORTH-EAST LA PENITENCE, GEORGETOWN	TOYOTA NOAH ENGINE NO: 1AZ-4788315 CHASSIS NO: AZR60-0164989	CLERICAL & COMMERCIAL WORKERS' CO-OPERATIVE CREDIT UNION LIMITED
4187	MITCH THOMAS	04.07.2024	LOT 31 KETLEY STREET, CHARLESTOWN, GEORGETOWN	NISSAN JUKE ENGINE NO: HR15-120226 CHASSIS NO: YF15-302829	CLERICAL & COMMERCIAL WORKERS' CO-OPERATIVE CREDIT UNION LIMITED
4243	ALVA S. SOLOMON	02.07.2024	LOT 77, BOUGAINVILLA PARK, FARM, EAST BANK DEMERARA	TOYOTA FIELDER MOTOR CAR ENGINE NO: 1NZ-D620751 CHASSIS NO: NZE144-9024625	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4244	IVOR A. WADDEL & BIBI F PRASHAD	02.07.2024	LOT 45, FOURTH STREET, GROVE HOUSING SCHEME, EAST BANK DEMERARA & LOT 56, PROSPECT, EAST BANK DEMERARA	TOYOTA FIELDER MOTOR CAR ENGINE NO: 1NZ-C498738 CHASSIS NO: NZE141-9016232	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4245	MORTON R. SANDY	02.07.2024	LOT 107, CANTERBURG WALK, BETERVERWAGTING, EAST COAST DEMERARA	TOYOTA AXIO MOTOR CAR ENGINE NO: 1NZ-D158961 CHASSIS NO: NZE144-6011298	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC

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4246	DIANA SINGH	02.07.2024	LOT 126, WILLOW STREET, ROXANNE BURNHAM GARDENS, GEORGETOWN	TOYOTA RUMION MOTOR CAR ENGINE NO: 1NZ-D096016 CHASSIS NO: NZE151-1044134	TRANS PACIFIC MOTOR SPARES & AUTO SALES INC
4247	DWAYNE SCOTLAND	05.07.2024	LOT 14 HELENA NO.1 MAHAICA, EAST COAST DEMERARA	LAND ROVER DISCOVERY SPORT CAR ENGINE NO: NOT SEEN ENGINE NO: SALCA2AG2H572743	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4248	CHRISTOPHER JONES	05.07.2024	LOT 609 CONCILIATION STREET, TUCVILLE, GEORGETOWN	KIA SPORTAGE JEEP ENGINE NO: G4NAGH879251 CHASSIS NO: KNAPN81ASG7132220	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4249	ABIGAIL BROWER	05.07.2024	LOT 26 TUCVILLE TERRACE NORTH EAST LA PENITENCE, GEORGETOWN	TOYOTA RUSH CAR ENGINE NO: 3SZ-2831557 CHASSIS NO: J200E-2002017	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4250	SANDRA LAWRENCE	05.07.2024	LOT 724 EAST RUIMVELDT HOUSING SCHEME, GEORGETOWN	TOYOTA COROLLA AXIO CAR ENGINE NO: 1NZ-E679741 CHASSIS NO: NZE161-7098250	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4251	SOPHERA PAYNE	05.07.2024	LOT 1796 BLOCK VI FARM, EAST BANK DEMERARA	TOYOTA VITZ CAR ENGINE NO: 1KR-2116311 CHASSIS NO: KSP130-2234634	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4252	JUNE TAYLOR	05.07.2024	LOT 45 EAST LA PENITENCE HOUSING SCHEME, GEORGETOWN	NISSAN JUKE CAR ENGINE NO: HR15-258235D CHASSIS NO: YF15-506718	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4253	OMBRETTA SUMNER	05.07.2024	LOT 315 EAST SIDE LINE DAM, VICTORIA VILLAGE, EAST COAST DEMERARA	TOYOTA VITZ CAR ENGINE NO: 1KR-2240948 CHASSIS NO: KSP130-4003095	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED

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4254	GAVIN SOOKDEO	05.07.2024	LOT 337 BLOCK 8, MON REPOS, EAST COAST DEMERARA	TOYOTA TACOMA (EXTRA CAB) PICKUP ENGINE NO:2TR-1517880 CHASSIS NO: 5TFUX4EN4FX032796	DEMERARA BANK LIMITED
4255	SHAWN JEYETLALL	05.07.2024	LOT 439 LOW LAND, EAST COAST DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NZE819372 CHASSIS NO: NZT260-3154657	DEMERARA BANK LIMITED
4256	ZAHEER THOMAS	05.07.2024	LOT 'B' GREENWICH PARK, EAST BANK ESSEQUIBO	TOYOTA ALLION CAR ENGINE NO: 1NZ-E717007 CHASSIS NO: NZT260-3149356	DEMERARA BANK LIMITED
4257	CALVIN MC LENNON	05.07.2024	LOT 1-2 PUBLIC ROAD NORTH, SECTION 'D', FRONT BUILDING, FARM MAHAICONY, EAST COAST DEMERARA	TOYOTA PREMIO CAR ENGINE NO: 1NZ-E955581 CHASSIS NO: NZT260-3163944	DEMERARA BANK LIMITED
4258	DEOKUMAR DENNIS	05.07.2024	LOT 413 AREA B GRASSFIELD, LUSIGNAN, EAST COAST DEMERARA	TOYOTA COROLLA RUMION CAR ENGINE NO: 1NZ-D992833 CHASSIS NO: NZE151-4002448	DEMERARA BANK LIMITED
4259	DAKSHAA DEONARINE	05.07.2024	LOT 136 FIRST STREET, NO.65 VILLAGE, CORENTYNE, BERBICE	TOYOTA COROLLA RUMION CAR ENGINE NO: 1NZ-D987674 CHASSIS NO: NZE151-4002257	DEMERARA BANK LIMITED
4260	RUPESH GANPAT	05.07.2024	LOT 32 B GROENVELDT LEONORA, WEST COAST DEMERARA	TOYOTA HILUX (EXTRA CAB) PICKUP ENGINE NO: 2TR-7906541 CHASSIS NO: MR0GX12GX06621903	DEMERARA BANK LIMITED
4261	AARON HEADLEY	05.07.2024	LOT 47 ENMORE, EAST COAST DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-R404498 CHASSIS NO: NKE165-7017024	DEMERARA BANK LIMITED
4262	RENEKA PERSAUD	05.07.2024	LOT 34 GROENVELDT NORTH, LEONORA, WEST COAST DEMERARA	TOYOTA VITZ CAR ENGINE NO: 1NZ-D860977 CHASSIS NO: NCP131-2003900	DEMERARA BANK LIMITED

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4263	SAMEERA PRASHAD	05.07.2024	LOT 267 PATENTIA HOUSING SCHEME, WEST BANK DEMERARA	HONDA VEZEL MOTOR VEHICLE ENGINE NO: L15B-4418505 CHASSIS NO: RU1-1218503	DANNY PERSAUD OF VIZION AUTO SALES & SPARES
4264	JAIRAM MUNESHWAR	05.07.2024	LOT 653 ZEELUGT SOUTH, EAST BANK ESSEQUIBO	TOYOTA HIACE ENGINE NO: 1TR-0075341 CHASSIS NO: TRH200-0005047	SHAH NAWAZ MOHAMED, TRADING UNDER THE NAME, STYLE & TITLE AS NAWAZ AUTO SALE
4265	BIBI ACKLEEMA ESAHACK	05.07.2024	LOT 85 MON REPOS HOUSING SCHEME, EAST COAST DEMERARA	DAF TRACTOR UNIT ENGINE NO: A127508 CHASSIS NO: XLRTG47MS0E968163	BUDDY'S AUTO SALE INC
4266	RAWL ENMORE	05.07.2024	LOT 598 EAST RUIMVELDT GEORGETOWN	TOYOTA FIELDER ENGINE NO: 1NZ-R208496 CHASSIS NO: NKE165-7080187	STELLAR FINANCIAL CORPORATION INC
4267	AFZAL ABDOOL & DEVI PERSAUD	05.07.2024	LOT 20 'A' KERSAINT PARK LA BONNE INTENTION EAST COAST DEMERARA & LOT 212 LAINO AVENUE, EAST RUIMVELDT, GEORGETOWN	TOYOTA FIELDER CAR ENGINE NO: 1NZ-D918136 CHASSIS NO: NZE141-9193728	STELLAR FINANCIAL CORPORATION INC
4268	KHEMLEE MOOTOO	08.07.2024	LOT 211 FIFTH STREET, FOULIS, HOUSING SCHEME, EAST COAST DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NR-D719314 CHASSIS NO: NZT260-3076631	SHINE'S AUTO SALE & SPARE PARTS
4269	SHION TONEY	08.07.2024	LOT 15 SECTION C ZESKENDREN MAHAICONY, EAST COAST DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NZ-F100550 CHASSIS NO: 1NZ-F100550	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4270	SHARON NIEWENKIRK-GREIG	08.07.2024	LOT 17 'A' FIELD 616 SOUTH SOPHIA, GEORGETOWN	TOYOTA CH-R CAR ENGINE NO: 8NR-U318165 CHASSIS NO: NGX10-2008574	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED

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4271	ILISSA ANDERSON	08.07.2024	LOT 459 SECTION 'D' TURKEYEN, GEORGETOWN	TOYOTA VITZ CAR ENGINE NO: 1KR-1492651 CHASSIS NO: KSP130-2121855	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4272	JOHN WILLIAMS	08.07.2024	LOT 127 SECTION A LILIENDAAL, GEORGETOWN	TOYOTA TACOMA (EXTRA CAB) PICKUP ENGINE NO: 2GR-M104216 CHASSIS NO:5TFSZ5AN9GX002319	GUYANA PUBLIC SERVICE CO-OPERATIVE CREDIT UNION LIMITED
4273	SANJIV CHUNILAL	08.07.2024	WATER DOG CREEK, MAHAICONY RIVER, EAST COAST DEMERARA	JOHN DEERE TRACTOR ENGINE NO: PE4045E024142 CHASSIS NO: 1P06403XCM0041609	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4274	TERRENCE PRESCOTT	08.07.2024	LOT 103 CLONBROOK, DOCH-CAB HOUSING, EAST COAST DEMERARA	TOYOTA HIACE MINIBUS ENGINE NO: 1TR-0842392 CHASSIS NO: TRH200-0110786	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4275	SHAFRAAZ HUSSAIN	08.07.2024	LOT 8 PUBLIC ROAD, HELENA NO.1, EAST COAST DEMERARA	MASSEY FERGUSON TRACTOR ENGINE NO: LF31275YU699249A CHASSIS NO: 3599718-M5R	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4276	MARK DA SILVA	08.07.2024	PROSVILLE ADVENTURE, LINDEN	HONDA XR150L MOTORCYCLE ENGINE NO: KD07E-2437745 CHASSIS NO: LTMKD1190R5200705	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4277	SHANITHA YOUNGE ALSO KNOWN AS SHANITHA NAKERAM	08.07.2024	LOT 1106, MIDDLE STREET, BARE ROOT, BACHELOR'S ADVENTUIRE, EAST COAST DEMERARA	TOYOTA IST MOTOR CAR ENGINE NO: 1NZ-D720756 CHASSIS NO: NCP110-2002827	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4278	DEEVENDRA OJHA	08.07.2024	LOT E ½ 4 SECTION 3 BLENHEIM LEGUAN, EAST BANK ESSEQUIBO	MT 290 TRACTOR ENGINE NO: CF31275U577205 CHASSIS NO: B33052	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

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4279	NAVINDRA HARRICHAND	08.07.2024	CHAMPAYNE, BURMA ROAD, MAHAICONY, EAST COAST DEMERARA	TWO STOREY PAINTED DWELLING HOUSE FIRST FLOOR MEASURING 36(THIRTY-SIX) FEET BY 22(TWENTY-TWO) FEET & GROUND FLOOR MEASURING 18(EIGHTEEN) FEET BY 22(TWENTY-TWO) FEET TOYOTA TACOMA PICK UP ENGINE NO: 3RZ-805387 CHASSIS NO: 5TEUU42N25Z025172 MF 4297 TRACTOR ENGINE NO: EW88119 CHASSIS NO: 42911383684 TOYOTA MOTOR CAR ENGINE NO: 1NZ-C998793 CHASSIS NO: NZT2603023000	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4280	RAJESH PRAIMKUMAR & HAIMWATTIE HEMERAJ	08.07.2024	NO. 10 MAHAICA CREEK, EAST COAST DEMERARA	FORD TRACTOR ENGINE NO: GA552607-5E04 CHASSIS NO: 003077B FORD TRACTOR ENGINE NO: NA552010 CHASSIS NO:352892M	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4281	DEVIN ADAMS & ROXANNE GRIFFITH-ADAMS	08.07.2024	LOT 902, BLOCK EE, ECCLES, EAST BANK DEMERARA	TOYOTA FIELDER CAR ENGINE NO: 1NZ-E421684 CHASSIS NO: NZE 161-7060174 HONDA VEZEL CAR ENGINE NO: LEB-H1-3613924 CHASSIS NO: RU4-1013921	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED

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4282	MARK ROOPCHAND	08.07.2024	LOT 13 POUDEROYEN, WEST BANK DEMERARA	TOYOTA MOTOR CAR ENGINE NO: 1NZ-D674799 CHASSIS NO: NCP81-5129582	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4283	JANNACIA WHITTINGTON	08.07.2024	326 ICE WATER ROAD BLOCK 22 WISMAR LINDEN	TOYOTA SIENTA MOTOR CAR ENGINE NO: 1NZ-D868151 CHASSIS NO: NCP81-5140548	STANLEY BASDEO TRADING IN THE NAME & STYLE STAN AUTO SALES
4284	ANTOINE CHRISTIE & KAMINI JAIKARAN - CHRISTIE	08.07.2024	LOT 47, OGLE, TRIUMPH, EAST COAST DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NZ-E748631 CHASSIS NO: NZT260-3151298	INSTITUTE OF PRIVATE ENTERPRISE DEVELOPMENT LIMITED
4285	BIBI FANEEZA HALEEM	09.07.2024	LOT 22 LIMA OLD HOUSING SCHEME, ESSEQUIBO COAST	HONDA CR-V ENGINE NO: R20A-4006087 CHASSIS NO: RM1-1006081	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4286	VANESSA ELLIS	09.07.2024	LOT 66 GORDON STREET, KITTY, GEORGETOWN	TOYOTA HIACE ENGINE NO: 1TR-1840318 CHASSIS NO: TRH200-0186235	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4287	DOMAINE CUMBERBATCH	09.07.2024	ARCHER STREET VERGENOEGEN, EAST BANK ESSEQUIBO	TOYOTA PREMIO ENGINE NO: 1NZ-D113678 CHASSIS NO: NZT260-3029258	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS

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4288	SEWDATT GHOORDANI	09.07.2024	LOT 49 KINGSTON STREET, LEONORA, WEST COAST DEMERARA	TOYOTA IST ENGINE NO: 1NZ-D746853 CHASSIS NO: NCP110-2003329	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4289	BRIAN BUDHRAM	09.07.2024	LOT 42 HAGUE, WEST COAST DEMERARA	TOYOTA VITZ ENGINE NO: 1NZ-D817688 CHASSIS NO: NCP131-2001106	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4290	DHANIRAM LACHOO	09.07.2024	LOT 552 BLOCK X CORNELIA IDA, WEST COAST DEMERARA	TOYOTA ALLION ENGINE NO: 1NZ-D994676 CHASSIS NO: NZT260-3108804	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4291	DENNIS MAYERS	09.07.2024	LOT 3586 BLOCK 8 PHASE 2 TUSCHEN HOUSING SCHEME, EAST BANK ESSEQUIBO	TOYOTA HIACE ENGINE NO: 1TR-1805047 CHASSIS NO: TRH200-0248617	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4292	RAYWATTIE BRIDGEWATER	09.07.2024	LOT 532 CHARLE STREET PARIKA, EAST BANK ESSEQUIBO	TOYOTA HIACE ENGINE NO: 1TR-1729354 CHASSIS NO: TRH200-5026729	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS

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4293	SUMITA FERNANDES & SAMUEL SIMBO	09.07.2024	LOT 1648 TUSCHEN NEW HOUSING SCHEME, EAST BANK ESSEQUIBO	TOYOTA FIELDER ENGINE NO: 1NZ-D617465 CHASSIS NO: NZE141-9140031	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4294	ALTHEA THOMPSON	09.07.2024	LOT 69 SANDY STREET GOLDEN GROVE, EAST COAST DEMERARA	HONDA VEZEL ENGINE NO: LEB-3822054 CHASSIS NO: RU3-1022030	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4295	AUBREY CHATTERPAUL	09.07.2024	LOT 1207 TUSCHEN HOUSING SCHEME, EAST BANK ESSEQUIBO	TOYOTA RUMION ENGINE NO: 1NZ-E3196871 CHASSIS NO: NZE151-4009191	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4296	ANDY SMITH	09.07.2024	KOBARIMO HILL, BARIMA WAINI REGION ONE	TOYOTA HIACE ENGINE NO: 1TR-1411442 CHASSIS NO: TRH200-0195208	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4297	SEIDAH SABREE	09.07.2024	59 DURBAN STREET LODGE, GEORGETOWN	TOYOTA VITZ ENGINE NO: 1NZ-D808585 CHASSIS NO: NCP131-2001620	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS

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4298	DIVENDRA BHARRAT & BIBI NAZEMA KHAN	09.07.2024	LOT 897 ZEELUGT, EAST BANK ESSEQUIBO & LOT 897 PARCEL 168 BLOCK 1, ZEELUGT, EAST BANK ESSEQUIBO	TOYOTA HIACE ENGINE NO: 1TR-0584598 CHASSIS NO: TRH200-0074797	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4299	TERRENCE NARINE	09.07.2024	LOT 100 GOED FORTUIN HOUSING SCHEME, WEST BANK DEMERARA	TOYOTA HIACE ENGINE NO: 1TR-0675866 CHASSIS NO: TRH200-0086800	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4300	ROY COUCHMAN	09.07.2024	LOT 913 BLOCK '8' TUSCHEN HOUSING SCHEME, EAST BANK ESSEQUIBO	HONDA SHUTTLE ENGINE NO: LEB-H1-4233995 CHASSIS NO: GA7-1019717	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4301	CHUVINDRA JAIRAM	09.07.2024	LOT 3 ADVENTURE, ESSEQUIBO COAST	TOYOTA PREMIO ENGINE NO: 1NZ-D198385 CHASSIS NO: NZT260-3033051	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4302	TERRENCE EVANS	09.07.2024	LOT 144 CC ECCLES, EAST BANK DEMERARA	HONDA CR-V ENGINE NO: R200A-4007561 CHASSIS NO: RM1-1007569	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS

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4303	TREVIN CLARKE	09.07.2024	LOT 232 BUS SHED STREET UITVLUGT, WEST COAST DEMERARA	TOYOTA PREMIO ENGINE NO: 1NZ-D055979 CHASSIS NO: NZT260-3026636	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4304	IYANI HAYNES & TANDIKA KHAN	09.07.2024	LOT 33 NABACLIS, EAST COAST DEMERARA & LOT 3 FARM VILLAGE, EAST BANK ESSEQUIBO	TOYOTA HIACE ENGINE NO: 1TR-1788430 CHASSIS NO: TRH200-5028745	TERRY ANDERSON & BIBI ANDERSON TRADING UNDER THE NAME FAZIA'S COLLECTION AUTO SALE & SPARE PARTS
4305	SHERWIN TAYLOR	09.07.2024	LOT 2159 ONDERNEEMING WEST BANK DEMERARA	TOYOTA HIACE CHASSIS NO: TRH 200-5028905	JAGS AUTO SALES
4306	DEVION GOMES	09.07.2024	LOT 14 COVERDEN EAST BANK DEMERARA	TOYOTA HIACE CHASSIS NO: TRH 200-0232236	JAGS AUTO SALES
4307	CARLOS FRASER	09.07.2024	LOT 7 CARRYL'S PLACE MOCHA VILLAGE EAST BANK DEMERARA	TOYOTA HIACE CHASSIS NO: TRH 200-0260701	JAGS AUTO SALES
4308	CANDACY BUTTERS	09.07.2024	LOT 1921 SECTION C BLOCK X DIAMOND EAST BANK DEMERARA	TOYOTA AXIO CAR ENGINE NO: 1NZ-D824858 CHASSIS NO: NZE141-6179374	YOKOHAMA TRADING GUYANA INC
4309	CHOVITA BEHARRY	09.07.2024	LOT 94 SUDDIE ESSEQUIBO COAST	TOYOTA RUSH CAR ENGINE NO: NOT SEEN CHASSIS NO: J200E-0032217	YOKOHAMA TRADING GUYANA INC
4310	KEVIN HINDS & SHANIA ADONIS	09.07.2024	LOT 121 LAMAHA STREET NEWTOWN KITTY GEORGETOWN & LOT 43 ECCLES EAST BANK DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-D364443 CHASSIS NO: NZE141-9104745	YOKOHAMA TRADING GUYANA INC

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4311	VIJAY SINGH	09.07.2024	LOT 46 COVENT GARDEN EAST BANK DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: NZE D335453 CHASSIS NO: NZE141-9101241	YOKOHAMA TRADING GUYANA INC
4312	HANSRAJ BASRAJ & MEERA SUKHDEO	09.07.2024	LOT 57 SECTION B BLOCK X GREAT DIAMOND EAST BANK DEMERARA	TOYOTA ALLION CAR ENGINE NO: 1NZ-E367781 CHASSIS NO: NZT260-3128347	YOKOHAMA TRADING GUYANA INC
4313	JULIUS TE JOWAH	09.07.2024	LOT 159 SOESDYKE EAST BANK DEMERARA	TOYOTA FIELDER CAR ENGINE NO: 1NZ-D901087 CHASSIS NO: NZE141-9191062	YOKOHAMA TRADING GUYANA INC
4314	ORIN FAVOURITE	09.07.2024	LOT 76 MEADOW BROOK GARDENS GEORGETOWN	TOYOTA FIELDER CAR ENGINE NO: 1NZ-D364659 CHASSIS NO: NZE141-9104808	YOKOHAMA TRADING GUYANA INC
4315	YVETTE LEACOCK	09.07.2024	LOT 204 DEOBIRANA STREET PRASHAD NAGAR GEORGETOWN	LEXUS NX200T CAR ENGINE NO: NOT SEEN CHASSIS NO: AGZ10-1006826	YOKOHAMA TRADING GUYANA INC
4316	TEVIN POOLE	09.07.2024	LOT 81 VICTORIA VILLAGE EAST COAST DEMERARA	NISSAN NOTE CAR ENGINE NO: HR15-008072D CHASSIS NO: E11-627642	YOKOHAMA TRADING GUYANA INC
4317	REBECCA NARINE & INDRA NARINE	09.07.2024	LOT 887 SECTION B BLOCK X GREAT DIAMOND EAST BANK DEMERARA	HONDA FIT CAR ENGINE NO: NOT SEEN CHASSIS NO: GE6-1555460	YOKOHAMA TRADING GUYANA INC
4318	RAVI ALI & GOMATTIE DHANRAJ	09.07.2024	LOT 155 GARNETT STREET NEWTOWN KITTY GEORGETOWN & LOT 3 MARYVILLE LEGUAN ESSEQUIBO COAST	TOYOTA FIELDER CAR ENGINE NO: 1NZ-D298679 CHASSIS NO: NZE141-9098184	YOKOHAMA TRADING GUYANA INC
4319	VANESSA VENTURE	09.07.2024	LOT 15 STANLEYTOWN WEST BANK DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-D815449 CHASSIS NO: NZE141-9178522	YOKOHAMA TRADING GUYANA INC

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4320	ALEX FERNANDES	09.07.2024	H GRANT SAND ROAD SOESDYKE EAST BANK DEMERARA	TOYOTA COROLLA AXIO CAR ENGINE NO: 1NZ-D777323 CHASSIS NO: NZE141-6173856	YOKOHAMA TRADING GUYANA INC
4321	NATABIQUE GOPPY	09.07.2024	648 BLOCK 22 ONE MILE WISMAR LINDEN	TOYOTA SIENTA CAR ENGINE NO: 1NZ-E055136 CHASSIS NO: NCP81-5168790	YOKOHAMA TRADING GUYANA INC
4322	ORIC JAMES	09.07.2024	PORT KAITUMA BARIMA WAINI REGION #1	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-E056761 CHASSIS NO: NZE141-9211922	YOKOHAMA TRADING GUYANA INC
4323	MARNVIN CALDER	09.07.2024	LOT 21 SPARENDAAM HOUSING SCHEME EAST COAST DEMERARA	TOYOTA BB CAR ENGINE NO: NOT SEEN CHASSIS NO: QNC20-0057777	YOKOHAMA TRADING GUYANA INC
4324	LATOYA MACEY	09.07.2024	LOT 13 MIDDLE STREET POUDEROYEN WEST BANK DEMERARA	NISSAN NOTE CAR ENGINE NO: HR15-254643C CHASSIS NO: E11-739736	YOKOHAMA TRADING GUYANA INC
4325	MAVERICK PERSAUD	09.07.2024	LOT 11 HADFIELD STREET & WEST ALLEY, LODGE, GEORGETOWN	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-E587299 CHASSIS NO: NZE161-7083812	DEMERARA BANK LIMITED
4326	SATESH MAHABIR	09.07.2024	LOT 7 GRANT 1780, CRABWOOD CREEK, CORENTYNE, BERBICE	TOYOTA ALLION CAR ENGINE NO: 1NZ-8392210 CHASSIS NO: NZT260-3200413	DEMERARA BANK LIMITED
4327	ARVINDRA ARJUNE	09.07.2024	LOT 103 SOUTH GUAVA BUSH, NIGG, CORENTYNE, BERBICE	TOYOTA ALLION CAR ENGINE NO: 1NZ-F112913 CHASSIS NO: NZT260-3186349	DEMERARA BANK LIMITED
4328	LUANNA HING	09.07.2024	LOT 1331 SECTION 'A', BLOCK 'X', DIAMOND, EAST BANK DEMERARA & LOT 75 SIXTH STREET, ALBERTTOWN, GEORGETOWN	KIA SONET CAR ENGINE NO: G4FLRV721579 CHASSIS NO: MZBFC814TRN387594	DEMERARA BANK LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4329	SHARADHA SONARAM	09.07.2024	LOT 2 VREED-EN-HOOP WEST COAST DEMERARA	HONDA VEZEL CAR ENGINE NO: L15B4024627 CHASSIS NO: RU1-1104625	DEMERARA BANK LIMITED
4330	ALBERT INVERARY	09.07.2024	LOT 63 LE RESSOUVENIR RAILWAY LINE, EAST COAST DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: 2NR-8549048 CHASSIS NO: NRE161-8007656	DEMERARA BANK LIMITED
4331	SALAHODEEN KASSIM & TELISHA NANDAN NOW KNOWN AS TELISHA KASSIM	09.07.2024	LOT 18 MAIN & KENT STREETS, NEW AMSTERDAM, BERBICE & LOT 987 GLASGOW HOUSING SCHEME, EAST BANK BERBICE	MG HS-EXCITE CAR ENGINE NO: 15E4E-5MGP8232037 CHASSIS NO: LSJA24U98RN044504	DEMERARA BANK LIMITED

Commercial Registry
High and Commerce Streets,
Georgetown

Reza Manraj
Registrar of Commerce

(No. 2501)

[redacted]

BILLS OF SALE ACT, CHAPTER 90:12

THE UNDERMENTIONED BILLS OF SALE WERE FILED ON THE DATES SPECIFIED HEREUNDER

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4188	ZIKOMO BUTTERS	04.07.2024	LOT 152 SOUTH RUIMVELDT GARDENS, GEORGETOWN	TOYOTA CAR ENGINE NO: 3ZR-B975587 CHASSIS NO: ZSU65-0022668	REPUBLIC BANK (GUYANA) LIMITED
4189	RICHARD PERSAUD	04.07.2024	LOT 22 FAIR FIELD SAND ESSEQUIBO COAST	TOYOTA CAR ENGINE NO: 5A-H121589 CHASSIS NO: AT212-0045283	REPUBLIC BANK (GUYANA) LIMITED
4190	RAVINDRA RAMNARINE	04.07.2024	LOT 70 DEVONSHIRE CASTLE, ESSEQUIBO COAST	MASSEY FERGUSON TRACTOR ENGINE NO: LF31275U723243B CHASSIS NO: 2714E04149	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4191	REMNAUTH NANDRAM & RUKMINI NANDRAM	04.07.2024	LOT 24 SOMMERSET & BERKS, ESSEQUIBO COAST	TOYOTA CAR ENGINE NO: 1NZ-B132285 CHASSIS NO: NZE121-5075128	REPUBLIC BANK (GUYANA) LIMITED
4192	RAMNARINE DEEN	04.07.2024	LOT 1410 SECTION A BLOCK X, GREAT DIAMOND, EAST BANK DEMERARA	HONDA VEZEL CAR ENGINE NO: L15B-35033358 CHASSIS NO: RU1-1003381	REPUBLIC BANK (GUYANA) LIMITED
4193	REBEKAH GANGA	04.07.2024	LOT 13 BLOCK 12 NON PARIEL EAST COAST DEMERARA	HONDA CAR ENGINE NO: L15B3519309 CHASSIS NO: RU11019282	REPUBLIC BANK (GUYANA) LIMITED
4194	ALEX PURAI	04.07.2024	LOT 73 BLOSSOM SCHEME ENMORE EAST COAST DEMERARA	TOYOTA COROLLA FIELDER CAR ENGINE NO: 1NZ-D736496 CHASSIS NO: NZE141-9162741	REPUBLIC BANK (GUYANA) LIMITED
4195	YUSHON ALLICOCK	04.07.2024	LOT 805 B FIELD SOPHIA GEORGETOWN	MAZDA CAR ENGINE NO: P5-20490880 CHASSIS NO: BM5FP-406967	REPUBLIC BANK (GUYANA) LIMITED
4196	SAMUEL BALKARRAN	04.07.2024	LOT 469 HERSTELLING, EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 3ZR-B670286 CHASSIS NO: ZSU60-0062641	REPUBLIC BANK (GUYANA) LIMITED
4197	KEANU DOMAN	04.07.2024	LOT 17 DUNCAN AND ABARY STREETS, BEL AIR GEORGETOWN	MAZDA CAR ENGINE NO: P5-20338411 CHASSIS NO: BM5FP-301478	REPUBLIC BANK (GUYANA) LIMITED
4198	SHANNON DOVER	04.07.2024	LOT 32 BUXTON FRONT EAST COAST DEMERARA GUYANA	HONDA CAR ENGINE NO: L15B 5557026 CHASSIS NO: RU1-1307019	REPUBLIC BANK (GUYANA) LIMITED
4199	WAYNE DOVER	04.07.2024	LOT 164 GUYHOC PARK EAST LA PENITENCE GEORGETOWN	MAZDA CAR ENGINE NO: P5-20214246 CHASSIS NO: BM5FP-103202	REPUBLIC BANK (GUYANA) LIMITED
4200	JOSE FELICIEN	04.07.2024	LOT 224 GORDON STREET KITTY GEORGETOWN	TOYOTA CAR ENGINE NO: 1NZ-E428410 CHASSIS NO: NZE161-7061215	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4201	STEFAN GONSALVES	04.07.2024	LOT 161 ½ N ORANGE WALK T/FLAT N/APT BOURDA GEORGETOWN	TOYOTA PICKUP ENGINE NO: 2GDC257576 CHASSIS NO: AHTKB3CC802513840	REPUBLIC BANK (GUYANA) LIMITED
4202	BRENDA JOHNSON & MARLON SIMPSON	04.07.2024	LOT 129 FIRST ALLEY HILL BLUEBERRY HILL LINDEN GEORGETOWN	TOYOTA CAR ENGINE NO: 1NZE391138 CHASSIS NO: NZE161-7055405	REPUBLIC BANK (GUYANA) LIMITED
4203	IMRAN ABDOOL	04.07.2024	LOT 43 BENNET DAM ROSIGNOL VILLAGE WEST BANK BERBICE	TOYOTA CAR ENGINE NO: 1NZ-A169508 CHASSIS NO: NZE121-0039733	REPUBLIC BANK (GUYANA) LIMITED
4204	EBONY MUNROE	04.07.2024	LOT 349 SISTER'S VILLAGE, WEST BANK DEMERARA	HONDA CAR ENGINE NO: L15B-4351986 CHASSIS NO: RU2-1201985	REPUBLIC BANK (GUYANA) LIMITED
4205	RICKFORD ROZARIO	04.07.2024	KINGLEY VILLAGE WEST COAST BERBICE	TOYOTA CAR ENGINE NO: 1NZ-E630219 CHASSIS NO: NZT260-3143539	REPUBLIC BANK (GUYANA) LIMITED
4206	SHARAAZ SAHOYE	04.07.2024	LOT 587 SECTION C BLOCK GOLDEN GROVE EAST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-D480212 CHASSIS NO: NZT260-3050678	REPUBLIC BANK (GUYANA) LIMITED
4207	SAMUEL SHARPLES	04.07.2024	LOT 836 NOW RAN DAM, GOED INTENT WEST BANK DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E590750 CHASSIS NO: NZT260-3141269	REPUBLIC BANK (GUYANA) LIMITED
4208	NANDA CHATTERGOON	04.07.2024	HYDE PARK MAHAICONY CREEK EAST COAST DEMERARA	INTERNATIONAL TRACTOR ENGINE NO: 4105TL83C719005F12 CHASSIS NO: AZLDG726598W	REPUBLIC BANK (GUYANA) LIMITED
4209	EZE FRASER	04.07.2024	LOT 15 SEAFIELD VILLAGE, WEST COAST BERBICE	TOYOTA CAR ENGINE NO: 1NZ-E729568 CHASSIS NO: NZE161-7104260	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4210	TINESHA GORDON	04.07.2024	LOT 41 PARADISE VILLAGE WEST COAST BERBICE	TOYOTA MINI-BUS ENGINE NO: 1TR-1843021 CHASSIS NO: TRH200-0253652	REPUBLIC BANK (GUYANA) LIMITED
4211	CHANDAT RAGBEER	04.07.2024	LOT 31 'A' PUBLIC ROAD COTTON TREE VILLAGE WEST COAST BERBICE	TOYOTA CAR ENGINE NO: 1AZ4885956 CHASSIS NO: AZR60-0314988	REPUBLIC BANK (GUYANA) LIMITED
4212	AMZAD SUBHAN	04.07.2024	LOT 36 PLANTATION HOPE BATH VENEZUELA HOUSING PROJECT WEST COAST BERBICE	LEYLAND LORRY ENGINE NO: 21347618 CHASSIS NO: XLRAE55CEOL149293 JOHN DEERE TRACTOR ENGINE NO: PE4045T769194 CHASSIS NO: P05725X006761	REPUBLIC BANK (GUYANA) LIMITED
4213	KOME BLAIR & LOVERN BLAIR	04.07.2024	LOT 188 SAMATTA POINT GROVE, EAST BANK DEMERARA	TOYOTA TACOMA (EXTRA CAB) PICKUP ENGINE NO: NOT SEEN CHASSIS NO: 5TEUU4EN3AZ677725	REPUBLIC BANK (GUYANA) LIMITED
4214	CARDY EDWARDS	04.07.2024	LOT 40 DURBAN STREET B/FLAT WERK-EN-RUST GEORGETOWN	TOYOTA CAR ENGINE NO: 1NZ-E342921 CHASSIS NO: NZE161-7048716	REPUBLIC BANK (GUYANA) LIMITED
4215	ANNETTE JONES	04.07.2024	LOT 4640 RASVILLE ROXANNE BURNHAM GARDEN GEORGETOWN GUYANA	NISSAN CAR ENGINE NO: HR15-171342D CHASSIS NO: YF15-402249	REPUBLIC BANK (GUYANA) LIMITED
4216	DEON SPENCER	04.07.2024	LOT 115 SPEIGHTLAND LOWER KARA KARA, MACKENZIE, LINDEN	TOYOTA CAR ENGINE NO: 1NZ-E158147 CHASSIS NO: NZE161-7019969	REPUBLIC BANK (GUYANA) LIMITED
4217	LEON ALLEYNE	04.07.2024	LOT 446 SANDY STREET KURU KURURU SOESDYKE LINDEN HIGHWAY	HONDA CAR ENGINE NO: LEBH1-3800663 CHASSIS NO: RU3-1000664	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4218	MARK ARCHER	04.07.2024	LOT 128 COURBANE PARK ANNANDALE, EAST COAST DEMERARA	MITSUBISHI LORRY ENGINE NO: 4D35-096231 CHASSIS NO: FE538EV500766	REPUBLIC BANK (GUYANA) LIMITED
4219	RODWELL BRAITHWAITE	04.07.2024	LOT 9 AIRY HALL, MAHAICONY, EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E25741 CHASSIS NO: NZE161-7034311	REPUBLIC BANK (GUYANA) LIMITED
4220	DAVID CALLENDER	04.07.2024	LOT 264 DE WILLEM AREA G WEST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E545425 CHASSIS NO: NZE181-6012776	REPUBLIC BANK (GUYANA) LIMITED
4221	STOWELL BARRY	04.07.2024	LOT 115 LAING AVENUE GEORGETOWN	TOYOTA CAR ENGINE NO: 2NR-8868039 CHASSIS NO: NRE161-0060156	REPUBLIC BANK (GUYANA) LIMITED
4222	STEPHAN DAW	04.07.2024	LOT 3240 CENTRAL AMELIA'S WARD LINDEN TOWNSHIP DEMERARA	AUDI A3 CAR ENGINE NO: CXS-2727378 CHASSIS NO: WAUZZZ8V3H1062125	REPUBLIC BANK (GUYANA) LIMITED
4223	NICKEL PERSAAD	04.07.2024	LOT 200 PERSEVERANCE EAST BANK DEMERARA	MAZDA CAR ENGINE NO: P5-20205198 CHASSIS NO: BM5FP-101474	REPUBLIC BANK (GUYANA) LIMITED
4224	MARLON RHOBE	04.07.2024	LOT 173 ECCLES SQUATTING AREA EAST BANK DEMERARA	HONDA CAR ENGINE NO: L15B-3510348 CHASSIS NO: RU1-1010302	REPUBLIC BANK (GUYANA) LIMITED
4225	BHAGMATTIE TOMBY	04.07.2024	LOT 179-26 EDINBURGH 1ST HOUSING SCHEME EAST BAMK DEMERARA	TOYOTA CAR ENGINE NO: 3SZ-8797901 CHASSIS NO: J200E-2001159	REPUBLIC BANK (GUYANA) LIMITED
4226	CLARADEL ANDERSON & EDWARD ANDERSON	04.07.2024	LOT 5 HEATBURN VILLAGE, EAST BAK BERBICE	LEYLAND LORRY ENGINE NO: 21389413 CHASSIS NO: XLRAE55COEL216244 LEYLAND LORRY ENGINE NO: 21445293 CHASSIS NO: XLRAE55COEL224825	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4227	NAZIR AZIMULLA	04.07.2024	LOT 102, JOHANNA SOUTH, BLACK BUSH POLDER, CORENTYNE, BERBICE	NEW HOLLAND COMBINE ENGINE NO: 520019 CHASSIS NO: 7A306	REPUBLIC BANK (GUYANA) LIMITED
4228	ANTOINE BENNETT & GOMATIE BENNETT	04.07.2024	LOT 37 EAST CANEFIELD SETTLEMENT, EAST CANJE BERBICE	TOYOTA CAR ENGINE NO: 1NZ-E031840 CHASSIS NO: NZT260-3111721	REPUBLIC BANK (GUYANA) LIMITED
4229	ROCFORD LOWDEN	04.07.2024	LOT 127 BELVEDERE SQUATTING AREA, CORENTYNE BERBICE	TOYOTA CAR ENGINE NO: 1NZ-D805729 CHASSIS NO: NZT260-3091021	REPUBLIC BANK (GUYANA) LIMITED
4230	RAVINDRA PERSAUD	04.07.2024	LOT 34 NPR, SECTION B, BLOOMFIELD VILLAGE, CORENTYNE, BERBICE	MASSEY FERGUSON TRACTOR ENGINE NO: 2559/2200LJ31239U71602 CHASSIS NO: E25332	REPUBLIC BANK (GUYANA) LIMITED
4231	MALISA PLAYTER – HARRY & FAWAZ HARRY	04.07.2024	LOT 1067 BLOCK 1, KILCOY CHESNEY, CORENTYNE, BERBICE	LEYLAND LORRY ENGINE NO: 1-12087 CHASSIS NO: XLRAT75PC0E841084	REPUBLIC BANK (GUYANA) LIMITED
4232	JAMES THOMAS	04.07.2024	LOT 28 W COMPANY ROAD SOUTH BUXTON EAST COAST DEMERARA	MADZA CAR ENGINE NO: LF-11601853 CHASSIS NO: CWEAW-202294	REPUBLIC BANK (GUYANA) LIMITED
4233	AUTAMNAND BALDEO	04.07.2024	LOT 146 VRYHEID'S LUST NORTH EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E591238 CHASSIS NO: NZE161-7084484	REPUBLIC BANK (GUYANA) LIMITED
4234	JOSHWA DEOKARAN	04.07.2024	MORTICE MAHAICONY EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 8AR-2126260 CHASSIS NO: ARS220-1000350	REPUBLIC BANK (GUYANA) LIMITED
4235	PETE EDWARDS	04.07.2024	LOT 617 BLOCK 22 WISMAR LINDEN	TOYOTA MINI-BUS ENGINE NO: 1TR-1221012 CHASSIS NO: TRH200-0168634	REPUBLIC BANK (GUYANA) LIMITED

BILL OF SALE NUMBER	NAME	DATE OF FILING	ADDRESS	PARTICULARS	INSTITUTION
4236	BASMATITE ETWAROO-BABOOLAL	04.07.2024	LOT 8 SIDELINE DAM LUSIGNAN EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-D626589 CHASSIS NO: NZE141-9142143	REPUBLIC BANK (GUYANA) LIMITED
4237	PARASHURAM PERSAUD	04.07.2024	LOT 427 BLOCK 20 HASLINGTON EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-D407183 CHASSIS NO: NZE151-1061661	REPUBLIC BANK (GUYANA) LIMITED
4238	GRACE SAM	04.07.2024	LOT 14 CLONBROOK HOUSING SCHEME EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 3SZ-2824480 CHASSIS NO: J200E-2001868	REPUBLIC BANK (GUYANA) LIMITED
4239	PADMINI SINGH	04.07.2024	LOT 15 PHASE 2 GOOD HOPE EAST COAST DEMERARA	TOYOTA CAR ENGINE NO: 1NZ-E739277 CHASSIS NO: NZT260-3150735	REPUBLIC BANK (GUYANA) LIMITED
4240	RISA SPENCER	04.07.2024	LOT 262 EASTVILLE ANNANDALE SOUTH EAST COAST DEMERARA	HONDA CAR ENGINE NO: L15B-3514531 CHASSIS NO: RU1-1014515	REPUBLIC BANK (GUYANA) LIMITED
4241	TIFFINY HALLEY	04.07.2024	LOT 81 PHOENIX PARK, POUDEROYEN, WEST BANK DEMERARA, GUYANA	NISSAN MOTOR CAR ENGINE NO: NOT SEEN CHASSIS NO: E11-499056	REPUBLIC BANK (GUYANA) LIMITED
4242	YONETTE NICHOLSON	04.07.2024	LOT 278 BLUEBERRY HILL CHRISTIANBURG UPPER DEMERARA-BERBICE	HONDA CAR ENGINE NO: LEA-MF6325782 CHASSIS NO: GP3-1107435	REPUBLIC BANK (GUYANA) LIMITED

Commercial Registry
High and Commerce Streets.
Georgetown

Reza Manraj
Registrar of Commerce

(No. 2502)

THE OFFICIAL GAZETTE 20TH JULY, 2024
LEGAL SUPPLEMENT – B
GUYANA
No. 48 of 2024

ORDER

Made Under

THE PUBLIC CORPORATIONS ACT

(Cap. 19:05)

IN EXERCISE OF THE POWERS CONFERRED UPON ME BY SECTIONS 8 AND 11 OF THE PUBLIC CORPORATIONS ACT, I MAKE THE FOLLOWING ORDER: -

Citation.

1. This Order may be cited as National Industrial and Commercial Investments Limited (Transfer of Property) Order 2024.

Interpretation.

2. In this Order –

"Appointed Day" means the date on which this Order shall come into operation;

"NICIL" means National Industrial and Commercial Investments Limited, being a company incorporated under the Companies Act, with its registered office situated at Lot 199 Camp Street, South Cummingsburg, Georgetown;

Cap. 89:01

Schedule

"Property" means the immovable property described in the Schedule, being property belonging to NICIL;

"Purchaser" means Michael Carter of Lot 34 Section "A", Block "Y", Golden Grove, East Bank Demerara, Guyana.

Transfer of Property.

3. The title to the Property shall, as from the Appointed Day, stand transferred to and vested in the Purchaser absolutely, free and clear from all claims and liabilities.

Absolute title to Property.

4. As from the Appointed Day, a certified copy of this Order shall be deemed to be conclusive evidence that the Purchaser has absolute title to the Property so that any lease, licence, transfer, assignment, agreement or otherwise granted in furtherance of this Order shall be conclusive evidence that the person named in such lease or agreement or otherwise is seized of or possessed of or entitled to such land for the estate or interest therein specified.

SCHEDULE **cl. 2**

Immovable Property transferred to the Purchaser identified

Description of Property	Acreage
Parcel: 31; Block: XVIII; Zone: W.B.D; Description and location of land: Plantation Goedverwagting (Wales), with the building and erections thereon.	0.497 (nought decimal four nine seven) of an acre

Made this 13th **day of March, 2024.**

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Hon. Dr Ashni K. Singh, MP
Senior Minister in the Office of the President
with Responsibility for Finance and the Public Service