

**FORM A: RESIDENTIAL (FULL TITLE AND SECTIONAL TITLE USED FOR RESIDENTIAL PURPOSES)****LOGGING OF AN OBJECTION AGAINST A MATTER REFLECTED IN OR OMITTED FROM THE VALUATION ROLL****DESCRIPTION OF PROPERTY OF WHICH THE OBJECTION IS MADE (Complete a separate form for each entry objected to)**

|              |  |             |  |
|--------------|--|-------------|--|
| Erf/Unit No. |  | Scheme Name |  |
|--------------|--|-------------|--|

**SECTION 1: OBJECTOR INFORMATION****1.1 OBJECTOR IS THE OWNER**

|                                |             |             |  |
|--------------------------------|-------------|-------------|--|
| Registered owner of property   |             |             |  |
| Identity No.                   |             |             |  |
| Company or CC registration No. |             |             |  |
| Physical Address               |             | Code        |  |
| Postal Address                 |             | Code        |  |
| Telephone No's.                | Home (    ) | Work (    ) |  |
|                                | Fax (    )  | Cell        |  |
| Email Address                  |             |             |  |

**1.2 OBJECTOR IS NOT THE OWNER OR THE MUNICIPALITY IS THE OBJECTOR**

|   |             |             |  |
|---|-------------|-------------|--|
| Name of Objector  |             |             |  |
| Identity No.  |             |             |  |
| Company or CC registration No.                                  |             |             |  |
| Physical Address  |             | Code        |  |
| Postal Address  |             | Code        |  |
| Telephone No's.   | Home (    ) | Work (    ) |  |
|   | Fax (    )  | Cell        |  |
| Email Address   |             |             |  |
| Status of objector (e.g. Tenant, Purchaser, Municipality, etc.) |             |             |  |

**1.3 AUTHORISED REPRESENTATIVE\* OF OBJECTOR**

|                  |             |             |  |
|------------------|-------------|-------------|--|
| Name of Objector |             |             |  |
| Postal Address   |             | Code        |  |
| Telephone No's.  | Home (    ) | Work (    ) |  |
|                  | Fax (    )  | Cell        |  |
| Email Address    |             |             |  |

\*If representative is appointed, proof of authorisation must be attached

**SECTION 2: PROPERTY DETAILS (For sectional titles see Section 4)**

|                           |                |                       |  |
|---------------------------|----------------|-----------------------|--|
| Physical Address          |                | Code                  |  |
| Extent of Property        | m <sup>2</sup> | Municipal Account No. |  |
| Name of Bondholder        |                |                       |  |
| Registered amount of Bond |                |                       |  |

Provide full details of all servitudes, road proclamation or other endorsements against property (if applicable)

|  |  |  |  |
|--|--|--|--|
|  |  |  |  |
|--|--|--|--|

|                         |     |               |                |
|-------------------------|-----|---------------|----------------|
| Servitude No.           |     | Affected Area | m <sup>2</sup> |
| In favour of            |     |               |                |
| For what purpose        |     |               |                |
| Was compensation paid   | Yes | No            |                |
| If Yes: Date of payment |     | Amount        |                |

**SECTION 3: DESCRIPTION OF RESIDENTIAL DWELLING (For sectional title complete Section 4)**

Indicate or number or state Yes/No in appropriate box

**MAIN DWELLING**

|                  |  |                         |  |                 |  |
|------------------|--|-------------------------|--|-----------------|--|
| No. of Bedrooms  |  | Lounge with dining room |  | Separate Toilet |  |
| Dining room      |  | Laundry                 |  | Lounge          |  |
| Television Room  |  | Kitchen                 |  | Playroom        |  |
| No. of bathrooms |  | Study                   |  |                 |  |
| Other            |  |                         |  | Other           |  |

**OUTBUILDINGS**

|                  |  |
|------------------|--|
| No. of Garages   |  |
| Granny Flat/Room |  |
| Other 1          |  |
| Other 2          |  |

|                         |                |
|-------------------------|----------------|
| Size of Main Dwelling   | m <sup>2</sup> |
| Size of Outbuilding     | m <sup>2</sup> |
| Size of Other Buildings | m <sup>2</sup> |
| Total Building Size     | m <sup>2</sup> |

**OTHER BUILDINGS (Attach Annexure)**

|       |               |  |              |      |         |      |
|-------|---------------|--|--------------|------|---------|------|
| Other | Swimming pool |  | Tennis Court |      |         |      |
|       | Bore hole     |  | Garden       | Good | Average | Poor |
|       | Other         |  | Other        |      |         |      |

|         |        |       |      |        |        |
|---------|--------|-------|------|--------|--------|
| Fencing |        | Front | Back | Side 1 | Side 2 |
|         | Type   |       |      |        |        |
|         | Height |       |      |        |        |

**Driveway (e.g. bricks, pavers, etc.)**

|                      |       |     |    |
|----------------------|-------|-----|----|
| <input type="text"/> | Tick✓ | Yes | No |
|----------------------|-------|-----|----|

**Other Features:** \_\_\_\_\_

**General Condition of Property:**

|       |      |         |      |
|-------|------|---------|------|
| Tick✓ | Good | Average | Poor |
|-------|------|---------|------|

**SECTION 4: SECTIONAL TITLE UNITS**

|                 |                      |
|-----------------|----------------------|
| Name of Scheme: | <input type="text"/> |
|-----------------|----------------------|

|            |                      |          |                      |            |                      |                |
|------------|----------------------|----------|----------------------|------------|----------------------|----------------|
| Scheme No. | <input type="text"/> | Flat No. | <input type="text"/> | Unit Size: | <input type="text"/> | m <sup>2</sup> |
|------------|----------------------|----------|----------------------|------------|----------------------|----------------|

|                         |                      |
|-------------------------|----------------------|
| Name of managing agent: | <input type="text"/> |
|-------------------------|----------------------|

|                                  |        |
|----------------------------------|--------|
| Telephone no. of managing agent: | (    ) |
|----------------------------------|--------|

| Details of exclusive use areas |  |                         | Monthly Levy | R               |
|--------------------------------|--|-------------------------|--------------|-----------------|
| No of bedrooms                 |  | Lounge with dining room |              | Separate toilet |
| Dining room                    |  | Laundry                 |              | Lounge          |
| Television room                |  | Kitchen                 |              | Playroom        |
| No of bathrooms                |  | Study                   |              |                 |
| Other                          |  | Other                   |              | Other           |

**Common Property Consists of:**

|               |  |
|---------------|--|
| Swimming pool |  |
| Tennis Court  |  |
| Garage        |  |
| Other         |  |
| Other         |  |

|              |                |
|--------------|----------------|
| Garage       | m <sup>2</sup> |
| Car port     | m <sup>2</sup> |
| Open parking | m <sup>2</sup> |
| Store room   | m <sup>2</sup> |
| Garden       | m <sup>2</sup> |

**SECTION 5: MARKET INFORMATION**

If your property is currently on the market what is the asking price?

If your property has been on the market in the last 3 years, what was the asking price?

|                |   |                |     |
|----------------|---|----------------|-----|
|                | R |                | R   |
| Offer received | R | Offer received | R   |
| Name of agent  |   | Agent tel. no. | ( ) |

**Sales transaction (of other properties in the vicinity) used by the objector in determining the market value of the property objected to**

| Erf/Ptn/Unit No. | Suburb/Farm/Scheme Name | Date of Sale | Selling Price |
|------------------|-------------------------|--------------|---------------|
|                  |                         |              | R             |
|                  |                         |              | R             |
|                  |                         |              | R             |
|                  |                         |              | R             |

**SECTION 6: OBJECTION DETAILS**

| Description of the property/unit no. | Particulars as reflected in valuation roll | Changes requested by objector |
|--------------------------------------|--|-------------------------------|
|                                      |  |                               |
|                                      |  |                               |
|                                      |  |                               |
|                                      |  |                               |
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**Adverse features and/or further reasons in support of this objection (annexure can be provided)**

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**SECTION 7: DECLARATION**

Attention is hereby drawn to section 42(2) of the Act which states that where any document, information or particulars were not provided when required in terms of subsection 42(1) of the Act and the owner concerned relies on such document, information or particulars in an objection to an objection board. The objection board may make an offer as to costs in terms of section 70 of the Act if the objection board is of the view that the failure to so have provided any such document, information or particulars has placed an unnecessary burden on the functions of the municipal valuer or objection board.

I/we \_\_\_\_\_

Hereby declare that the information and particulars supplied are true and correct.

|                  |                       |      |      |    |    |
|------------------|-----------------------|------|------|----|----|
| Name of Objector | Signature of Objector |      | YYYY | MM | DD |
|                  |                       | DATE |      |    |    |

**SECTION 8: DECISION OF MUNICIPAL VALUER**

|                                      |                |  |
|--------------------------------------|----------------|--|
| Description of the property/unit no. |                |  |
| Category                             |                |  |
| Physical address/Door no./Flat no.   |                |  |
| Extent                               | m <sup>2</sup> |  |
| Market value                         | R              |  |
| Name of Owner:                       |                |  |

**Reasons of the Municipal Valuer**

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|--------------------------|-------------------------------|------|------|----|----|
| Name of Municipal Valuer | Signature of Municipal Valuer |      | YYYY | MM | DD |
|                          |                               | DATE |      |    |    |