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LEGAL NOTICES
WETLIKE
KENNISGEWINGS

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

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

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SALES IN EXECUTION • GEREGTELIKE VERKOPE

GAUTENG

AUCTION

Case No: 29385/2019

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

In the Matter between NEDBANK LIMITED, PLAINTIFF AND THE TRUSTEES FOR THE TIME BEING OF THE HOPE VALLEY TRUST, REGISTRATION NUMBER IT7781/2000, 1ST DEFENDANT, LINDA BAULF N. O., IN HER CAPACITY AS TRUSTEE FOR THE TIME BEING OF THE HOPE VALLEY TRUST, REGISTRATION NUMBER: IT7781/2000, 2ND DEFENDANT, LINDA BAULF, IDENTITY NUMBER: 621220 0214 08 3, 3RD DEFENDANT

NOTICE OF SALE IN EXECUTION

14 January 2021, 10:00, 1 FIRST STREET, CULLINAN

The Sale in execution conducted in accordance with the consumer protection act 68 of 2008 (as amended) pursuant to a judgment obtained in the High Court under case number 29385/2019 dated the 24 February 2020 and writ of attachment be sold to the highest bidder with a reserve of R1 500 000.00 at the OFFICES OF THE SHERIFF OF THE HIGH COURT, CULLINAN, 1 FIRST STREET, CULLINAN ON 14 JANUARY 2021 AT 10:00.

Full conditions of sale can be inspected at the OFFICES OF THE SHERIFF OF THE HIGH COURT, CULLINAN and will also be read out by the sheriff prior to the sale in execution. The Execution Creditor, Sheriff and/or Plaintiff's Attorneys do not give any warranties with regard to the description and/or improvements.

Property: Portion 268 (Portion of Portion 5) of the Farm Leeuwfontein 299, Registration Division J.R., Province of Gauteng, Measuring 1,0000 (one comma zero zero zero zero) Hectares, held by Deed of Transfer no. T157244/2007 also known as: Portion 268 (ptn of ptn 5) of the Farm Leeuwfontein 299

Improvements: 4 Bedrooms, Study, Swimming Pool, Double Garage, Lounge, Dining Room, Kitchen, 2 Bathrooms

Dated at PRETORIA 23 November 2020.

Attorneys for Plaintiff(s): HACK STUPEL & ROSS ATTORNEYS. STANDARD BANK CHAMBERS, 2ND FLOOR, CHURCH SQUARE, PRETORIA. Tel: 0123254185. Fax: 0123255420. Ref: MAJOTHI/IDB/GT12497.

WESTERN CAPE / WES-KAAP

Case No: 9712/2018

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

In the matter between: NEDBANK LIMITED, PLAINTIFF AND HENDRIK SWART, DEFENDANT

NOTICE OF SALE IN EXECUTION: IMMOVABLE PROPERTY

12 January 2021, 10:00, Sheriff's Office, 23 Langverwacht Road, Klipdam, Kuils River

In execution of judgment in this matter, a sale will be held on 12 JANUARY 2021 at 10H00 at THE SHERIFF'S OFFICES, 23 LANGVERWACHT ROAD, KLIPDAM, KUILS RIVER, of the following immovable property:

A unit ("the mortgaged unit") consisting of -

a. Section 17, as shown and more fully described on sectional plan no. SS211/2012, ("the sectional plan") in the scheme known as Aster Village in respect of the land and building or buildings situated at Blue Downs, in the City of Cape Town, division Stellenbosch, Western Cape Province of which section the floor area, according to the said sectional plan, is 39 (thirty nine) square metres in extent ("the mortgaged section"); and

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

HELD BY DEED OF TRANSFER NUMBER ST13861/2012

AND SUBJECT TO SUCH CONDITIONS AS SET OUT IN THE AFORESAID DEED OF TRANSFER NUMBER ST 13861/2012

SUBJECT FURTHER TO THE RESTRICTION AGAINST TRANSFER IN FAVOUR OF BELLADONNA ESTATE MASTER HOME OWNERS ASSOCIATION.

ALSO KNOWN AS: Section 17, Door 17, Aster Village, 95 Chumani Road, Blue Downs;

IMPROVEMENTS (not guaranteed): A flat, 2 bedrooms, bathroom, open plan kitchen/lounge.

1. This sale is voetstoots and subject to the conditions of the existing title deeds. The highest bidder shall be the Purchasers. The price bid shall be exclusive of VAT and the Purchasers shall pay VAT on the purchase price as provided for in the Conditions of Sale, subject to the provisions thereof.

2. The Purchasers shall pay the sheriff a deposit of 10% of the purchase price in cash or bank guaranteed cheque or an EFT on the day of the sale.

3. The balance shall be paid against transfer and shall be secured by a guarantee issued by a financial institution approved by the execution creditor or his or her attorney, and shall be furnished to the sheriff within 14 (fourteen) days after the sale.

4. The property may be taken possession of after signature of the conditions of sale, payment of the 10% deposit and upon the balance of the purchase price being secured in terms of condition 7(b).

5. The sale will be conducted in accordance with the Consumer Protection Act 68 of 2008 as amended, in pursuant of an order granted against the Defendant for the money owing to the Plaintiff.

7. The auction will be conducted by the Sheriff: MRS. EE CARELSE, or her Deputy Sheriff: MRS H COMBRINCK.

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

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

· Directive of the Consumer Protection Act 68 of 2008 (URL: <http://www.info.gov.za/view/DownloadFileAction?id=99961>)

10. All bidders are required to present their identity document together with their proof of residence for FICA Compliance.

11. All bidders are required to pay R15 000-00 (refundable) registration fee prior to the commencement of the auction in order to obtain a buyer's card.

Rules of the auction and conditions of sale may be inspected at the Sheriff's Office: 23 Langverwacht Road, Klipdam, Kuils River, 24 hours prior to the auction.

Dated at Cape Town 10 December 2020.

Attorneys for Plaintiff(s): Herold Gie Attorneys. Wembley 3, 80 McKenzie Street, Cape Town 8001. Tel: (021) 464-4792. Ref: PALR/pf/NED2/3011.

PAUC**PUBLIC AUCTIONS, SALES AND TENDERS
OPENBARE VEILINGS, VERKOPE EN TENDERS****GAUTENG**

**VANS AUCTIONEERS
INSOLVENT ESTATE: SB TSHABALALA
(Master's Reference: T1292/20)
PORT ZIMBALI ESTATE, BALLITO- KZN!!**

**INSOLVENCY AUCTION OF 4 BEDROOM DOUBLE STOREY HOUSE!!
28 December 2020, 12:00, ONLINE AUCTION AT: www.vansauctions.co.za**

Auction of: 15 Club Drive, Port Zimbali Estate, Ballito, Kwazulu Natal

ONLINE BIDDING OPENS: 12:00 ON MONDAY, 28 DECEMBER 2020

ONLINE BIDDING CLOSES: 12:00 ON TUESDAY, 29 DECEMBER 2020

BID AND REGISTER: www.vansauctions.co.za

R250,000 registration fee, 10% deposit & buyer's commission plus VAT:

Bidders to register & supply proof of identity and residence.

Regulations to Consumer Protection Act: www.vansauctions.co.za

Erf size: ± 1 637 m²

Improvements:

- 4 bedrooms & 4 bathrooms
- Lounge & dining room
- Family room & TV room
- Kitchen with scullery and laundry
- Patios
- Double garage
- Domestic quarters & toilet
- Established garden & pool

Auctioneer's note: Beautiful property situated in this sought-after security estate on the popular Dolphin Coast of Kwazulu Natal. Ideal for permanent/holiday home!!

René Fourie, Vans Auctioneers, 36 Gembok Street, Koedoespoort Industrial, Pretoria Tel: 086 111 8267. Fax: 086 112 8267. Web: www.vansauctioneers.co.za. Email: rene@vansauctions.co.za. Ref: Rene.