

S.No:.....



---

REPUBLIC OF NAMIBIA  
MINISTRY OF LANDS AND RESETTLEMENT  
DEPARTMENT OF LAND MANAGEMENT  
DIRECTORATE OF VALUATION AND ESTATE MANAGEMENT

---

LAND TAX ASSESSMENT RETURN: INDIVIDUAL LANDOWNERS, JURISTIC PERSONS OR THEIR REPRESENTATIVES  
THIS RETURN MUST BE SUBMITTED TO THE MINISTER ON OR BEFORE 31<sup>ST</sup> JANUARY 20\_\_\_\_ BY A LANDOWNER OR REPRESENTATIVE IN TERMS OF  
REGULATION 20 OF THE 2007 REGULATIONS: AGRICULTURAL (COMMERCIAL) LAND REFORM ACT, 1995  
*Please complete all parts in Block Letters. If you own more than one property complete a separate form for each property*

*IT IS A SERIOUS OFFENCE TO MAKE A FALSE DECLARATION OR TO FAIL TO RENDER A RETURN BY THE SPECIFIED DATE IN TERMS OF REGULATION 20*

SEND COMPLETED RETURN TO:

The Valuer General  
Ministry of Lands and Resettlement  
Private Bag 13343  
Windhoek  
Namibia.  
Fax No: (061) 245920 / 257104  
Telephone: (061) 2965000

Attention: The Deputy Valuer General – Division of Rating and Taxation

**PART A - OWNERSHIP DETAILS:** Fill in the boxes only where particulars have changed or have not been printed on the left side. Mark with an "X" where applicable

Name of registered Landowner in full:																								
Present postal address of Landowner																								
Current IDNo. of Landowner <small>(If not a Natural person, Registration number please)</small>																								
Date of Birth: <small>(If not a Natural person, date of registration please)</small>		D	D	/	M	M	/	Y	Y	Y	Y													
Place of Birth:																								
Nationality <small>(If a company or Close Corporation (cc), please attach certified share holding certificate for the last five years)</small>																								
Telephone number(s):																								
Mobile phone Number(s)																								
Fax no:																								
Email/Skype address:																								
Do you reside permanently in Namibia:	<input type="checkbox"/> Yes <input type="checkbox"/> No *(Mark "X" whichever is applicable)	If not, where do you reside? .....																						

**PART B - FARM OR PROPERTY DETAILS:** Fill in the boxes only where particulars have changed or have not been printed on the left side. Mark with an "X" where applicable

**(i) LOCATION, REGISTRATION AND VALUE DETAILS**

Administrative Region: (E.g. Komas)																
Registration Division: (E.g. K)																
Farm Number : ( as it appears on Title Deed )																
Farm Size Ha. ( full extent please):																
Farm Name : (as it appears on Title Deed )																
Date of Purchase		D	D	/	M	M	/	Y	Y	Y	Y					
Purchase price																
Title Deed No: (E.g.T1234/02 or R123/95)							/									
Current Unimproved Site Value (N\$) (from the current valuation roll)																

Land Tax Payment history to date (Please attach proof of payment, where available)

Financial Year	Amount Due	Exemption (attach proof)	Amount paid (N\$)
2004/5			
2005/6			
2006/7			
2007/8			
2008/9			
2009/10			
2010/11			

(ii) OCCUPIER/LEASE DETAILS

(a) Occupier Details (If the occupier is not the landowner)

Full Name of occupier :																						
Current postal address:																						
Daytime phone number:																						
Mobile phone number:																						
Email address (if any)																						
Terms of occupation/lease:																						

(b) Lease Details (Please attach a copy of lease agreement certified under oath)

Commencement date of the current lease.			D	D	/	M	M	/	Y	Y	Y	Y
Length of the lease in years:												
Rent review period (for example every year)												
Date of last rent review:			D	D	/	M	M	/	Y	Y	Y	Y
Current rent payable per annum: (Please give the rent for the different land uses below, if any).												
Arable/irrigable land (N\$/ha p. a.).	Land for orchard/vineyards (N\$/ha p. a.).	Land used for commercial plantations (N\$/ha p. a.).	Others (if a guest farm please attach certified audited accounts for the last three years)									
Current rent payable per annum per large livestock unit (LSU).												
Current rent payable per annum per small livestock unit (SSU).												
Is the current rent part of a 'stepped' rental agreement? (Note: A stepped rental is not static over the initial rental period but changes, usually annually by a predetermined amount)		<input type="checkbox"/> Yes <input type="checkbox"/> No *(Mark "X" whichever is applicable)		If 'yes', please give details here:								
Servitudes and other rights existing over the property if any (e.g. usufruct).												
Other details:												

**(iii) DETAILS OF THE LAND**

Description					Remarks
<b>(i) Land Use</b>					
Size of arable/irrigable land, if any	Size of land currently under irrigation, if any	Size of orchard/ vineyards, if any	Size of commercial plantations, if any	Others (if a guest farm please attach certified audited accounts for the last three years)	
.....Ha	.....Ha	.....Ha.	..... Ha	..... Ha.	
<b>(ii) Land quality</b>					
(a) Size of land affected by serious bush encroachment and/or poisonous plants (hectares) if any: ..... Ha					
(b) Size of land comprising (in hectares):  (i) Hills,..... Ha (ii) Sand dunes..... Ha					
(c) Size of land with presence of excessive alkaline rocks or rock outcrops making it unsuitable for grazing (hectares) if any  :..... Ha					
(d) Official carrying capacity (from Ministry of Agriculture, Water and Forestry) .....					
(e) Actual/physical carrying capacity (from the land owner)					
This year		Last year		Previous year	
Large Stock Unit	Small Stock Unit	Large Stock Unit	Small Stock Unit	Large Stock Unit	Small Stock Unit
.....	.....	.....	.....	.....	.....
<b>(f) Average rainfall for the last 3 years (mm) (according to the land owner)</b>					
This year		Last year		Previous year	
.....mm		.....mm		.....mm	

Description		Remarks	
(g) Nature of access road from nearest town			
Tar	Gravel		
.....km	.....km		
(h) Distance from property to the nearest			
Market Centre	School		Hospital
.....km	.....km		.....km
(i) Size (if any) of land used for wildlife/game ranching (ha)			
.....ha			
Wildlife species (specify and state the numbers)			
Type	No.		Ages
1. Kudu			
2. Warthog			
3. Giraffe			
4. Springbok			
5. Ostrich			
6. Zebra			
7. Leopard			
8. Others			

(2 ) DETAILS OF LAND IMPROVEMENTS - BUILDINGS

Guide note on 'Condition'.

1. Very good = New or Building in excellent condition
2. Good/Very Good = Very well maintained building
3. Good = Well maintained building
4. Fair/Good = averagely maintained building
5. Fair = Below average maintained building
6. Poor/Fair = Well below average maintained building
7. Poor = Un-habitable building
8. Very poor = Derelict or condemned building

Building Description	Year of Construction	Est. Current Cost of Construction	Materials used				Condition(Tick √)								
			Roof	Floor	Walls	Floor area	Very Good	Good/Very Good	Good	Good/ Fair	Fair	Fair/ poor	Poor	Very poor	
- Main house		N\$													
- - Subsequent additions, if any															
1.		N\$													
2.		N\$													
3.		N\$													
-Guest house		N\$													
- Outbuildings*		N\$													
Stores 1															
2															
3															
- Garage		N\$													
- Workshops		N\$													
- Workers quarters		N\$													
- Others*															
1.		N\$													
2.		N\$													
3.		N\$													
<b>Total</b>		N\$													

• If the space provided here is not adequate, please use the blank space in this form or attach additional pages of your own.

3) AGRICULTURAL IMPROVEMENTS

(i) Boreholes

	Yield (m <sup>3</sup> ./hour)	Depth (m) (Head)	Date of Installation	Est. Current cost of Installation	Productivity(Tick √)			
					Strong	Fair	Weak	Dry
Borehole 1				N\$				
Borehole 2				N\$				
Borehole 3				N\$				
Others*				N\$				
				Total N\$				

(ii) Pumps

	Brand Name	Capacity(Tick √)		Serial no.	Date of Installation	Est. Current Cost of pump & Installation	Condition(Tick √)				
		Horse Power (HP)	Kilowatt (KW)				New	Working	Impaired – minor repairs required	Impaired - scrap	
No. 1						N\$					
No. 2						N\$					
No. 3						N\$					
Others*											
						Total N\$					

- Please use the blank space provided or additional paper if you have more boreholes or pumps to be registered.



(iii) ENGINES\*

	Brand Name	Capacity(Tick <input type="checkbox"/> )		Serial no.	Date of Installation	Est. Current Cost of Engine & Installation	Condition(Tick <input type="checkbox"/> )					
		Horse Power (HP)	Kilowatt (KW)				New	Good	Fair	Impaired – minor repairs required	Impaired – major repairs required	Scrap
No. 1						N\$						
No. 2						N\$						
No. 3						N\$						
						N\$						
						Total N\$						

(iv) GENERATOR SET\*

	Brand Name	Capacity(Tick <input type="checkbox"/> )		Serial no.	Date of Installation	Current Cost of Generator	Condition(Tick <input type="checkbox"/> )					
		Horse Power (HP)	KVA				New	Good	Fair	Impaired – minor repairs required	Impaired – major repairs required	Scrap
No. 1						N\$						
No. 2						N\$						
No. 3						N\$						
						N\$						
						Total N\$						

- Please use the blank space provided or additional paper if you have more engines or generator sets to be registered.

(v) WINDMILLS\*

	Brand Name(Tick √)							Capacity(Tick √)							Serial no.	Date of Installation	Est. Current Cost of windmill & Installation	Condition(Tick √)								
	Southern Cross	Aermotor	Turbex	Climax	Steward & Lloyds	Vetsak	Other	6 Feet Rotor	8 Feet Rotor	10 Feet Rotor	12 Feet Rotor	14 Feet Rotor	15 Feet Rotor	16 Feet Rotor				Other	Working	Not working- minor fault	Not working- wind pump	Not working- head missing	Not working- scrap			
No. 1																					N\$					
No. 2																					N\$					
No. 3																					N\$					
Others																					N\$					
																Total N\$										

- Please use the blank space provided or additional paper if you have more windmills to be registered.

(vi) UNDERGROUND PIPING

Total Length	Material used(Tick √)		Diameter(Tick √)					Date of Installation	Est. Current Cost of piping & Installation	Condition(Tick √)		
	PVC	GI – galvanized iron	25 mm	32 mm	40 mm	50 mm	Others			Working-fair or good condition	Working- with minor leaks	Not working- (new pipes required)
									N\$			
									N\$			
									N\$			
									N\$			
									N\$			
									Total N\$			

**(vii) RESERVOIRS**

	Capacity (m <sup>3</sup> )	Material used(Tick √)							Date of Installation	Cost of reservoir & Installation	Condition(Tick √)				
		PVC	Steel	Galvanized Corrugated Iron	Concrete	Concrete/Galvanized Corr. Iron	Fibreglass	Other			Working-good condition (Has not undergone repairs before/relatively new)	Working-fair condition (Has undergone repairs before)	Working - with minor leaks	Not working-major repairs required	Not working - scrap
No. 1										N\$					
No. 2										N\$					
No. 3										N\$					
No. 4										N\$					
Others										N\$					
										Total N\$					

**(viii) DRINKING TROUGHS**

	Capacity(Tick √)									Serial no.	Date of Installation	Cost of Installation	Condition(Tick √)			
	Water trough (36 x 1850)-steel	Water trough (36 x 2500)-steel	Water trough (36 x 3700)-steel	Water trough (36 x 5500)-steel	Water trough (65 x 2500)-steel	Water trough (65 x 3700)-steel	Water trough (65 x 5000)-steel	Water trough (BOK 5000)-steel	Other				Working-good condition (No repairs before/relatively new)	Working-fair condition (Undergone repairs before)	Working-poor condition - with leaks	Not working - - scrap
No. 1												N\$				
No. 2												N\$				
No. 3												N\$				
No. 4												N\$				
Others												N\$				
												Total N\$				

(ix) FEEDING TROUGHS

	Description/Capacity(Tick √)				Serial no.	Date of Installation	Cost of Trough and Installation	Condition(Tick √)			
	Feeding trough-cattle	Feeding trough (small)-cattle	Feeding trough-Sheep/box	Other				Working- good condition(No repairs before/relative ly new)	Working- fair condition (Undergone repairs before)	Working- poor condition - with leaks	Not working - scrap
No. 1							N\$				
No. 2							N\$				
No. 3							N\$				
No. 4							N\$				
Others							N\$				
							Total N\$				

(x) DETAILS OF CAMPS (PLEASE SUBMIT THE FARM PLAN)

Please state whether all camps are established as shown in the farm plan submitted.

YES

NO

Camp No.	Size (HA)	Condition (Tick √).		
		Good grazing (normal to above normal)	Fair (average)	Poor – soil degradation
1				
2				
3				
4				
5				
6				
7				

Camp No.	Size (HA)	Condition (Tick √).		
		Good grazing (normal to above normal)	Fair (average)	Poor – soil degradation
8				
9				
10				
11				
12				
13				
Others				

(xi) FENCING

	Total length/ No. Of Kraal units	Type of fence (material used)& number of strands(Tick ✓)						Year of Installation	Cost of fence materials & of Installation	Condition(Tick ✓)			
		Stock- proof	Game- proof	Jackal- proof	Electric fence	Other	Number of strands			Good (or new)	Fair	Poor	Non-existent to certain parts
(a) External boundary fence									N\$				
(b) Internal fence									N\$				
Kraal fencing- Large stocks													
Kraal fencing- small stocks													
Others													
									Total N\$				

(xii) ASSORTED IMPROVEMENTS\*

Nature of improvement	Description / Material used(Tick ✓)			Date of Construction	Cost	Condition(Tick ✓)		
	Earth	Stone	Other			Working	Not working (broken walls)	
Earth dam					N\$			
Swimming Pool	Standard family size	Medium to large pool			N\$			
Plunge Dip	Reinforced Concrete	Steel	Other		N\$			
Green House	Plastic	Other			N\$			
Silo	Reinforced Concrete	Galvanized Corr. Iron	Other		N\$	Good	Fair	Poor
					Total N\$			

**(xiii) Stock Handling Facilities**

Nature of improvement	Description / Material used(Tick <input type="checkbox"/> )			Date of Installation	Cost	Condition(Tick <input type="checkbox"/> )		
	Metal	Wooden	Other			Working	Not working (broken walls)	
Head clamp	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	
Head clamp special	<input type="checkbox"/>		<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	
Cage trap	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	
Cage box	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	
Loading ramp	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Cattle Scale	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Squeeze manga	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		N\$	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
					Total N\$			

**(xiii) Other Improvements (not included in the above sections)**

Nature of improvement	Description / Material used	Date of Construction	Cost	Condition

**(xiv) MINING OPERATIONS**

State whether any exploration or mining operations are being carried on or upon land. If so, the nature of such operation, name of holder & type of licence must be stated.

(xv) **IF YOU WISH TO GIVE ANY ADDITIONAL INFORMATION, PLEASE DO SO BELOW** (Note: The back page space may be used if space provided in (i) – (xiv) is insufficient to submit all relevant information.

---



---



---



---

(xvi) **DECLARATION:** I declare that to the best of my knowledge the information, given in this return form and in the supporting documents and statements, is true and correct

Name and Signature of landowner/representative (if representative attach power of attorney)

D		/	M		/	Y		Y		Y		Y
Date												

For official use													
	D		/	M		/	Y		Y		Y		Y
Name and Signature of Receiving Official	Date Received												
Name of receiving Office													

Please use this space for additional items or information if the space in the main form was inadequate.





