

IFISHI ISABA KUGABANYAMO IBICE IKIBANZA/ISAMBU

Umwirondoro

Njyewe, **BIZIMUNGU SAIDI**

Indangamuntu y'u Rwanda: **1197080006768081**

Aderesi

Akarere ka:
Rwamagana

Umurenge wa:
Rubona

Akagari ka:
Byinza

Umudugudu
Mumahoro

Ndasaba kugabanyamo ikibanza/isambu.

Amakuru ku kibanza/Isambu

Nimero y'ikibanza/
isambu (UPI):
5/01/14/01/3168

Intara:
Iburasirazuba

Akarere ka: Umurenge:
Rwamagana Rubona

Akagari:
Byinza

Umudugudu:
Mumahoro

Itariki y'ubusabe:

16/06/2025

Amazina y'usaba:

BIZIMUNGU SAIDI

Umukono w'usaba (w'abasaba):

Amazina n'Umukono
w'ubarura ubutaka:

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]



INYANDIKO YATANGIWE KU

iremboGov

Frank
TECHNICIAN SURVEYOR
CODE:TS00123 TEL: 0782221450
FOR DEED PLAN ONLY

ICYITONDERWA: Iyi nyandiko yakozwe ku buryo bw'ikoranabuhanga n'Irembo. Mu rwego rwo kwirinda uburiganya, genzura niba iyi nyandiko ari iy'ukuri ushakisha numero ya dosiye **B250616150622DBVC** ku IremboGov mbere yo kuyikoresha.



UPI: 5/01/14/01/3168

AMASEZERANO Y' UBUKODE BURAMBYE No. 3168/RWA/RUB

HAKURIKIJWE Itegeko Ngenga N° 08/2005 rigena imikoreshereze n'imirungire y'Ubutaka mu Rwanda n'Itaka rya Minisitiri N° 001/2008 ryo kuwa 01/04/2008 rigena ibyubahirizwa n'ibikurikizwa mu gukodesha ubutaka

HAGATI YA Repubulika y'u Rwanda, ihagarariwe n'Umubitsi w'Impapururompamo (ari we wiswe Umukode mu ngingo zikurikira) ku ruhande rumwe:

NA: umuntu cyangwa abantu bakurikira (Wiswe cyangwa biswe Ukodesha mu ngingo zikurikira) ku rundi ruhande:

Amazina y'Ukodesha cyangwa y'Abakodesha	Nomero z'ibibaranga	Imigabane
1. NTIBARIKURE JOSIANE	1197770010731030	50%
2. BIZIMUNGU SAIDI	1197080006768081	50%
3.		
4.		
5.		
6.		
7.		
8.		

Aderesi bahisemo kubarizwaho:

Ubahagarariye: BIZIMUNGU Saidi

Igihugu: RWANDA

Intara: Eastern

Akarere: RWAMAGANA

Umurenge: Rubona

Akagali: Byinza

Umudugudu: Mumahoro

BUMVIKANYE IBI BIKURIKIRA:**Ingingo ya 1:**

Ibyerekeye uburenganzira bw'ubukode burambye

Umukode ahaye Ukodesha uburenganzira bw'ubukode bw'igihe cy'imyaka 99 ku butaka burangwa n'ibi bikurikira:

Intara: EASTERN
Akarere: RWAMAGANA
Umurenge: RUBONA
Akagali: BYINZA
Umudugudu: MUMAHORO

Nomero y'ikibanza: 3168
Ubuso: 1,479sqm
Igihe buzatangirira: 05-May-2012
Igihe buzarangirira: 05-May-2111
Icyo ubutaka bugenewe gukoreshwa : Ubuhinzi (Ubutaka bw'abantu ku giti cyabo)



URWEGO RW'UMUBITSI W'IMPAPUROMPAMO Z'UBUTAKA

Icyemezo cy'iyandikisha ry'ubukode bw'igihe kirekire

Iteka rya Minisitiri NO. 002/2008 ryo kuwa 01/04/2008 rigena uburyo iyandikishwa ry'ubutaka rikorwa, ingingo za 15 & 16

UPI:
5/01/14/01/31

REPUBLIKA Y'U RWANDA

A. IGICE KIGENEWE IBIRANGA UBUTAKA

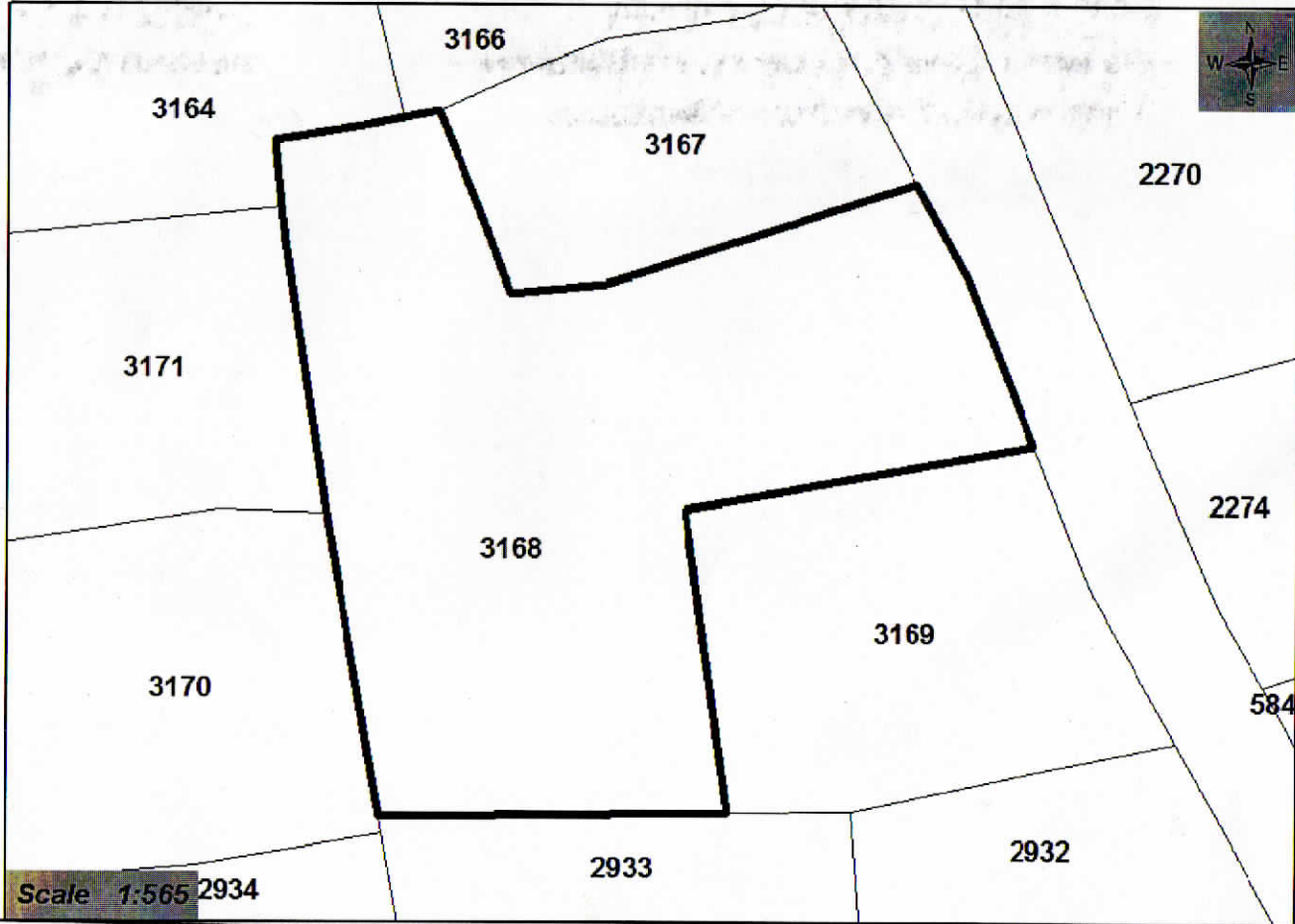
Intara: EASTERN	Akarere: NYAMAGANA	Umurenge: RUBONA	Akagari: BYINZA	Umudugudu: Alumaroro
Nomero y'iyandikisha: 3165/ENYARUBA	Ubusobanuro/Icyo ubutaka bugenewe gukoreshwa:			Nomero y'ikarita yometse: 31600
Itariki y'iyandikisha rya mbere:	Ubusinzi (ubutaka bw'abantu ku giti cyeho)			Nomero ya pariseli: 2165
				Ubuso bugenekereje: 1 470 gari

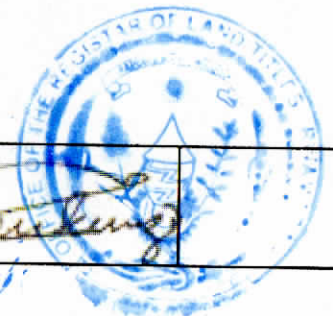
Nomero y'inyandiko	Itariki	Nomero y'icyemezo	Ubwoko bw'inyungu ubutaka bufitse ku bundi	Ibiranga inyungu ubutaka bufitse ku bundi	Umukono na kashe by'Umubitsi wungirije w'impapurompamo z'ubutaka

ANNEX to Certificate of Registration of Emphyteutic Lease Title Page 3 of 3

EXTRACT CADASTRAL PLAN 3168C

UPI: 5/01/14/01/3168

PROVINCE:	EASTERN	DISTRICT:	RWAMAGANA	SECTOR:	RUBONA	CELL:	BYINZA
MAP OF PARCEL							
						Note Parcel Map prepared based on General Boundaries Principle	
Scale 1:565							
Date:	04-May-2012	MUKUNZI A EMMANUEL		DEPUTY REGISTRAR		Signature	



Deed Plan

Parcel Owner(s)	Bizimungu Said Ntibarikure Josiane
UPI	5/01/14/01/3168
Planned Land Use / Zoning	AGRICULTURE
Plot developed: Yes or No?	YES

Parcel Location	
District	RWAMAGANA
Sector	RUBONA
Cell	BYINZA
Village	MUMAHORO

Deed plan No	- 2	Area	862.45814 sq m
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Surveyed Date	17 / 06 / 2025
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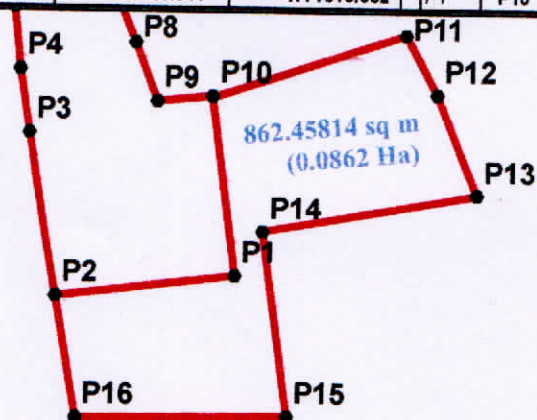
Flat No	
Floor No	
Floor Area	
Total Floor Area (Sqm)	

Condominium Survey

Unit No		Common Elements Area (Sqm)	
Unit Area (Sqm)		Total Building Area	
Unit Area Ratio (%)			

Boundary Details

Beacon	Easting(m)	Northing(m)	From	To	Bearing	Dist(m)
P10	543941.061	4771637.336	P10	P11	072° 16' 45"	23.295
P11	543963.251	4771644.427	P11	P12	151° 53' 35"	7.665
P12	543966.862	4771637.666	P12	P13	157° 39' 19"	12.366
P13	543971.564	4771626.228	P13	P14	259° 42' 14"	24.990
P14	543946.976	4771621.761	P14	P15	171° 48' 38"	21.358
P15	543950.019	4771600.621	P15	P16	269° 18' 55"	24.343
P16	543925.677	4771600.330	P16	P2	349° 54' 19"	14.068
P2	543923.211	4771614.180	P2	P1	083° 18' 12"	20.771
P1	543943.841	4771616.602	P1	P10	352° 21' 52"	20.920



Coordinate System: ITRF 2005
 Projection: Transverse Mercator
 Datum: ITRF 2005
 False Easting: 500,000.0000
 False Northing: 5,000,000.0000
 Central Meridian: 30.0000
 Scale Factor: 0.9999
 Latitude Of Origin: 0.0000
 Units: Meter

Legend

SCALE: 1/800
 0 5 10 20 30 40
 Meters

● Beacons

 Plots

Surveyed by : GATO FRANK

Signature

GATO FRANK
 TECHNICAL SURVEYOR
 CODE: TS00121 TEL: 0782221400
 FOR DEED PLAN ONLY

Date&stamp: 17/06/2025

Approved by :

Name: _____

Post _____

Date: _____

Deed Plan

Parcel Owner(s)	Bizimungu Said Ntibarikure Josiane
UPI	5/01/14/01/3168
Planned Land Use / Zoning	AGRICULTURE
Plot developed: Yes or No?	YES

Parcel Location	
District	RWAMAGANA
Sector	RUBONA
Cell	BYINZA
Village	MUMAHORO

Deed plan No	- 1	Area	616.852732 sq m
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Surveyed Date	17 / 06 / 2025
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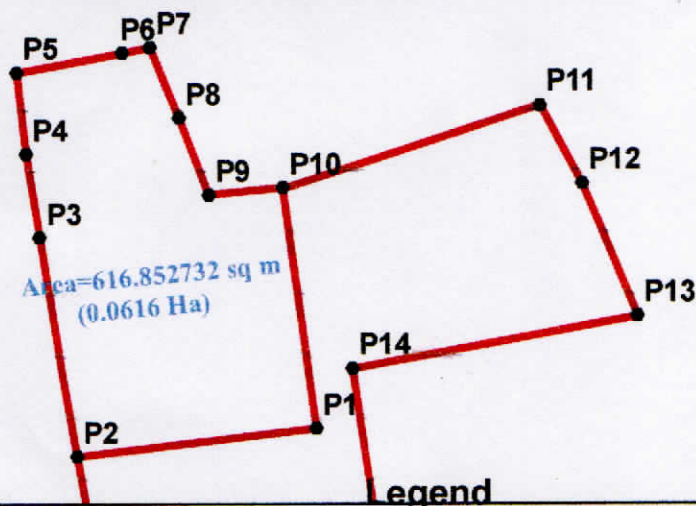
Flat No	
Floor No	
Floor Area	
Total Floor Area (Sqm)	

Condominium Survey

Unit No		Common Elements Area (Sqm)	
Unit Area (Sqm)		Total Building Area	
Unit Area Ratio (%)			

Boundary Details

Beacon	Easting(m)	Northing(m)	From	To	Bearing	Dist(m)
P1	543943.841	4771616.602	P1	P2	263° 18' 12"	20.771
P2	543923.211	4771614.180	P2	P3	350° 34' 10"	19.087
P3	543920.084	4771633.008	P3	P4	350° 59' 12"	7.348
P4	543918.933	4771640.266	P4	P5	353° 32' 09"	7.072
P5	543918.137	4771647.293	P5	P6	079° 53' 15"	9.267
P6	543927.260	4771648.921	P6	P7	078° 24' 23"	2.436
P7	543929.646	4771649.410	P7	P8	157° 22' 49"	6.552
P8	543932.166	4771643.362	P8	P9	159° 20' 56"	7.109
P9	543934.673	4771636.710	P9	P10	084° 24' 01"	6.419
P10	543841.061	4771637.336	P10	P1	172° 21' 52"	20.920



Coordinate System: ITRF 2005
 Projection: Transverse Mercator
 Datum: ITRF 2005
 False Easting: 500,000.0000
 False Northing: 5,000,000.0000
 Central Meridian: 30.0000
 Scale Factor: 0.9999
 Latitude Of Origin: 0.0000
 Units: Meter

Legend

- Beacons
- Plots

SCALE: 1/600

0 4.75 9.5 19 28.5 38
 Meters

Surveyed by : GATO FRANK

Signature

Date&stamp: 17/06/2025

Approved by :

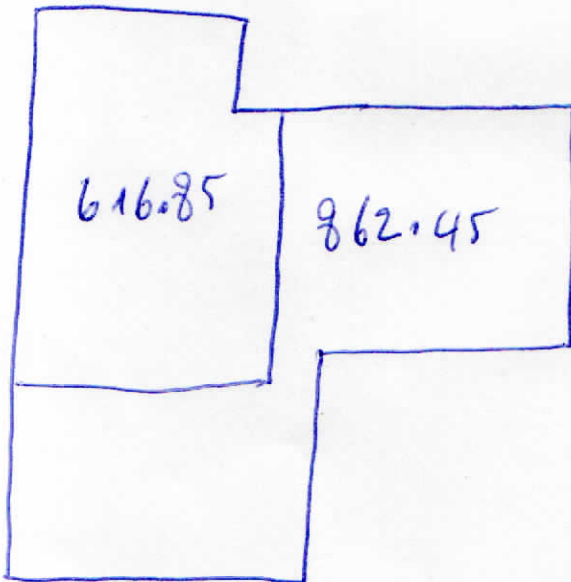
Name: _____

Post: _____

Date: _____

RAPORO Y'IPIMWA RY'UBUTAKA

Kuwa...17.../06.../ 2025

1. AMAZINA YA BA NYIR'UBUTAKA NA ID: • <u>BIZIMUNGU SAIB</u> • • <u>NTIBARIKURU JOSEPH</u> • UPI: <u>5101/14101/3168</u> Ibikorwa biri ku butaka: <u>Sanyuboko</u> Ubuso bw'ubutaka : <u>1478.88 Sq m</u> Igishushanyo cy'imiterere y'ikibanza/isambu n'imbibi zacyo 	AHO UBUTAKA BUHEREREYE Akarere: <u>RUMAMAGANA</u> Umurenge: <u>RUBONA</u> Akagali: <u>BYIMZA</u> Umudugudu: <u>MUMAHORO</u> SERIVISI ISABWA ¹: - Kugabanya ubutaka mo ibice ☒ - Kubaruza ubutaka bwa mbere ☐ - Gukosora imbibi/Ubuso ☐ - Iyimirwa ku mpamvu z'inyungu rusange (expropriation) ☐ - Icyangombwa cy'ubwubatsi (Auto-batir) ☐ - Isangiramutungo ku nyubako ☐
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¹ Hitamo ikigiye gukorwa; si ngombwa ko serivisi iba imwe

UBUKIRO IBIPIMO BYAFASHWE MO

- Ibikoreshe byakoreshejwe:
 1. Ubwoko bwa GNSS rover: Unistrong G97011
 2. Serial No: G9712312121512
 3. RwandaGeonet User-ID: SGT 250
 4. Surveyor Code number: TR 00121
- Uburyo bwakoreshejwe mu kwakira ibipimo biva kuri CORS:
 1. Network ☒
 2. Single Base ☐ Mountpoint Name: Nearest
- Accuracy yakoreshejwe (cm) 2 cm
- Itariki ipimwa ryakoreweho (Umwaka-Ukwezi-Itariki): 2025-06-16
- Gupima byatangiyeye saa 13h00 birangira saa 13h40
- Imbogamizi zaba zarabaye ziturutse ku bikoreshe byakoreshejwe mu gihe cyo gupima ubutaka: Ntazwa

UMUBARE W'IBIBANZA BYAVUYEMO IYO ARI UKUGABANYAMO IBICE : 2

Ibibanza	Ubuso	Ibibanza	Ubuso
1	<u>616.85</u>	8	
2	<u>862.45</u>	9	
3		10	
4		11	
5		12	
6		13	
7		14	

Icyitonderwa: Mu gihe ibibanza birenga umubare uri muri iyi mbonerahamwe shyiraho umugereka

IMYIRONDORO YA BA NYIR'UBUTAKA BUHANA IMBIBI N'UBUTAKA BWAPIMWE:

UPI	Amazina	Telepho ne	Yagizweho ingaruka (Yego/Oya)	Umukono
<u>3167</u>	<u>Not requested</u>		<u>Oya</u>	
<u>3169</u>	<u>MYIKABARUKA RONDA</u> <u>Speliase</u>	<u>0786480294</u>	<u>Oya</u>	<u>[Signature]</u>
<u>3170</u>	<u>UTAZIRUBANDA</u>	<u>-</u>	<u>Oya</u>	<u>[Signature]</u>
<u>2933</u>	<u>NTAWIRINGIRUKWE JOS</u>	<u>078355502</u>	<u>Oya</u>	<u>[Signature]</u>

Icyitonderwa:

1. Mu gihe ba nyir'imbibi barenga umubare uri muri iyi mbonerahamwe shyiraho umugereka.
2. Mu gihe umwe mu bagizweho ingaruka n'ipimwa ry'ubutaka atabashije kuboneka, Komite y'ubutaka y'Akagari ibikorera raporo ikemezwa n'umunyamabanga Nshingwabikorwa w'Akagari.

KWEMEZA GUKOSORA IMBIBI (Aha hashyirwaho umukono gusa n'abagizweho ingaruka n'ikosora)

Twebwe abagizweho ingaruka n'ikosora ry'ubuso/imbibi z'ubutaka bufite UPI/.../...../.../....

Dushingiye ku kuba Bwana/Madamu yapimishije ubutaka bwe duhana imbibi duhari, akaba ataturengereye. Dutanze uburenganzira bwo gukosora imbibi muri rejisitiri y'ubutaka nk'uko bwapimwe.

Amazina**Umukono**

- | | |
|---------|-------|
| 1. | |
| 2. | |
| 3. | |
| 4. | |
| 5. | |

ABAGIZWEHO INGARUKA N'IKOSORA BATAGARUYE IBYANGOMBWA

S/N	AMAZINA	UPI	IMPAMVU	Izina rya Bank (mu gihe kiri mu ngwate)
1				
2				
3				
4				
5				

NYIRI UBUTAKA

Amazina : **BIZIMUNGU sand**

Umukono : 

Telephone : **0727126910**

UWAPIMYE UBUTAKA

Njyewe **GATO Frank**

Impuguke mu gufata ibipimo ku butaka, ndemeza ko ibipimo byafashwe hakurikijwe amahame y'umwuga wo gupima ubutaka. Ndemeza kandi ko abagizweho ingaruka n'iri pimwa bagaragara mu mbonerahamwe iri haruguru aribo bashyize umukono kuri iyi raporo.

Mu gihe hagaragaye ko ibipimo n'amakuru natanze birimo amakosa, ngomba kubikosora nta kiguzi cyiyongereyeho.

Amazina : **GATO Frank**

Umukono na Kashe :



Telephone : **0782 221 460**