

Adhesive Stamp Fee 333862.00

THIS LEASE AGREEMENT is made this 31st day of December in the year Two Thousand and Twelve pursuant to the provisions of the Provinces Land Act (Cap 122) of the Laws of Sierra Leone 1960 **BETWEEN THE CHIEFDOM COUNCIL OF MAKPELE CHIEFDOM** in the Pujehun District in the Southern Province of the Republic of Sierra Leone represented by The Regent Chief **FODIE LANSANA KUYATEH**, Speaker **MOIGOA PANGUMA**, **MOMOH SHERIFF**, **HAWA KOROMA**, **SAMAI L. SAMA**, **KARMOH KANNEH** (Town Chief) **CHIEF BRIMA DAKOU**(all of Samagbe Section) **FODEI ANSUMANA SAMA**, **VANDI SWARRAY**, **HAJA SEITUA**, **YATTA KEMOH**, **MUSA SEITUA** (all of Seitua Section) **MOIJAI MALUAY**, **LAMIN MALLAH**, **ABU SESAY**, **MASSAH MANSARAY**, **BOCKARIE ZOKER** (all of Kengo Section) **CHIEF ALIMAMY KOROMA**, **CHIEF SIAFFA KANNEH**, **MADAM JITTA KANNEH**, **HAJI B. KAMARA** and **IBRAHIM KONNEH** (all of Selimeh Section) all of Makpele Chiefdom in the Pujehun District in the Southern Province aforesaid (hereinafter referred to as the "**LESSORS**" which expression where the context so admits shall include their successors and lawful assigns) of the one part **AND WEST AFRICA AGRICULTURE NUMBER 2 LIMITED** a limited liability Company incorporated under the Companies Act No. 5 of 2009 with its registered Office at 2nd Floor at No. 16 Wilberforce Street Freetown in the Western Area of the Republic of Sierra Leone aforesaid (hereinafter referred to as the "**LESSEE**" which expression where the context so admits shall include its successors in title and lawful assigns) of the other part.

1.0 NOW THIS DEED WITNESSTH AS FOLLOWS: -

1.1 That in consideration of the rent, covenants and stipulations hereinafter reserved and contained on the part of the **LESSEE** to be paid observed and performed the **LESSORS** hereby **DEMISE** unto the **LESSEE** **ALL THAT** piece or parcel of land totaling 30,700 hectares or thereabout situate lying and being at Sorogbema Chiefdom Pujehun District in the Southern Province aforesaid more particularly described in the schedule hereunder and intended to form part of this Agreement (hereinafter referred to as the "**DEMISED LAND**") **TO HAVE** and **TO HOLD** the same **UNTO** and to the **USE** of the **LESSEE** from the 1st day of January 2013 for a term of fifty (50) years certain **YIELDING AND PAYING** therefore during the first seven years of the said term the annual rent in advance of USD 2.50 (Two United States Dollars Fifty Cents) per hectare **PROVIDED** that the rent for the remaining period will be reviewed every seven years subject to the provisions of CAP 122 of the laws of Sierra Leone 1960 or any other law or regulation in force at the time.

2.0 THE LESSEE HEREBY COVENANTS WITH THE LESSORS AS FOLLOWS:-

- 2.1** To pay in advance the rent hereby reserved into the office of the District officer/Chief Administration Officer of Pujehun District.
- 2.2** To bear pay and discharge all utility charges to wit; electricity, telephone and water consumed by the **LESSEE** on the **DEMISED LAND** associated with the Agricultural operations of the **LESSEE**.

Handwritten signature and stamp area on the left margin.

MISFILED