

ADMINISTRATION OF LANDS ACT, 1962, (ACT 123)

As amended by

ADMINISTRATION OF LANDS (AMENDMENT) DECREE, 1979 (AFRCD 61)1.

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**THE HUNDRED AND TWENTY-THIRD
ACT
OF THE PARLIAMENT OF THE REPUBLIC OF GHANA
ENTITLED
THE ADMINISTRATION OF LANDS ACT, 1962**

AN ACT to consolidate with amendments the enactments relating to the administration of Stool and other lands.

DATE OF ASSENT: 14th June, 1962

BE IT ENACTED by the President and the National Assembly in this present Parliament assembled as follows:—

PART I—ADMINISTRATION

Stool Land

Section 1—Management

The management of Stool lands shall be exercised by the Minister.

Section 2—Proceedings Relating to Stool Land.

The President may direct the institution or defence of, or intervention in, any proceedings relating to any Stool land in the name of the Republic, on behalf, and to the exclusion, of any Stool concerned, and may compromise or settle any such proceedings.

Section 3—Determination of Questions on Extent of a Traditional Area.

(1) Any question arising under this Act as to whether any lands are in a particular traditional area shall be referred to the Minister who shall, after consulting the Traditional Council, determine the question for the purposes of this Act.

(2) A decision of the Minister under this section shall be final.

Section 4—Declaration of Interest in Lands.

(1) The President may at any time require a Stool to declare his interest in any land and the Stool shall, within three months of being notified in writing of such requirement, send full particulars thereof to the Minister.

(2) In the event of any failure to declare an interest in any land within the period prescribed by subsection (1) of this section or of any question arising as to the existence or extent of any interest of the Stool in any land, the Minister may determine the existence or extent of any interest of the Stool in the land.

(3) A decision of the Minister under this section shall be final.

Kumasi Town Lands

Section 5—Grant of Lease of Land in Kumasi.

(1) The President may, subject to the provisions of this Act, grant to any person owing allegiance to the Asantehene one lease, at a nominal rent of one shilling per annum, of one vacant plot of land for residential purposes only, in any area within the boundaries of the Kumasi town lands described in the Schedule to this Act, and comprising land held in trust for the Golden Stool and the Kumasi traditional area. Any such plot, including a plot granted under an enactment repealed by this Act, is called a "free plot".

(2) The lessee may, with the previous consent in writing of the Minister, assign his free plot to any other person owing such allegiance but shall not, except as provided in subsection (3) of this section assign it to any other person.

(3) The lessee may, with the previous consent in writing of the Minister, mortgage or sub-let his free plot to any person.

(4) The lessee shall not assign or mortgage a part only of his free plot.

(5) Any assignment, transfer, sub-letting or mortgage made in contravention of subsections (2), (3) or (4) of this section shall be void.

(6) Any contravention of this section by the holder of a free plot or any unauthorised dealing with the same shall entail its forfeiture, and thereupon the holder's right to the plot may be determined by the Minister by a notice in writing.

(7) The number of free plots held under the provisions of this section shall not exceed ten per centum of the plots available in any approved lay-out.

(8) For the purposes of this Act, a person shall be regarded as owing allegiance to the Asantehene if he owes such allegiance by customary law, either directly or through the Chief of one of the Kumasi clans, including a Divisional Chief of Ashanti and a Kumasi Subordinate Stool, but not any person serving or owing allegiance to such Divisional Chief.

(9) A certificate under the hand of the Asantehene or of some person nominated by him in writing in that behalf certifying either that a specified person does or does not owe allegiance to the Asantehene shall be conclusive evidence of the fact so certified.

(10) The President may, subject to the provisions of this Act, grant a lease to any person other than a person owing allegiance to the Asantehene.

Section 6—Rent to be Charged.

(1) The rent to be charged in respect of any lease shall, subject to section 5 of this Act and to this section, be in accordance with a prescribed scale.

(2) The President may grant a lease of any Kumasi town land for any religious, educational, recreational or charitable purpose either free of rent or at a rent lower than the appropriate rent according to the prescribed scale.

(3) Where the lease of a free plot becomes vested in a person not owing allegiance to the Asantehene or in a person who already holds a free plot the lease shall thereupon become subject to the payment of rent in accordance with a prescribed scale.

Lands Generally

Section 7—Vesting of Land in President in Trust.

(1) Where it appears to the President that it is in the public interest so to do he may, by executive instrument, declare any Stool land to be vested in him in trust and accordingly it shall be lawful for the President, on the publication of the instrument, to execute any deed or do any act as a trustee in respect of the land specified in the instrument.

(2) Any moneys accruing as a result of any deed executed or act done by the President under subsection (1) shall be paid into the appropriate account for the purposes of this Act.

Section 8—Disposal of Lands.

(1) Any disposal of any land which involves the payment of any valuable consideration or which would, by reason of its being to a person not entitled by customary law to the free use of land, involve the payment of any such consideration, and which is made,

(a) by a Stool;

(b) by any person who, by reason of his being so entitled under customary law, has acquired possession of such land either without payment of any consideration or in exchange for a nominal consideration,

shall be subject to the concurrence of the Minister and shall be of no effect unless such concurrence is granted.

(2) Any person aggrieved by the refusal of the Minister to approve the disposal of any land under subsection (1) of this section or by the failure of the Minister to notify his decision regarding such disposal within three months of the date on which the application for concurrence was made, may appeal to an appeal tribunal which may, if it thinks fit, approve such disposal in writing, and such approval shall have the same effect as the concurrence of the Minister.

(3) Nothing in this section shall confer upon any person any right to dispose of any land which such person is not entitled to exercise by virtue of customary law or any other law for the time being in force.

(4) An appeal under subsection (2) of this section shall be lodged with the Minister for transmission to the tribunal within three months of the refusal or, in the case of a failure to notify a decision, within six months after the date on which the application for concurrence was made.

(5) It shall not be lawful without the concurrence of the Minister to make any transaction affecting land which is a Stool property as defined in section 52 of the Chieftaincy Act, 1961 (Act 81).

(6) Any transaction entered into in contravention of the provisions of this section shall be void.

Section 9—Appeal Tribunal.

(1) The President may, after consultation with the Chief Justice, by executive instrument appoint a tribunal to hear appeals under this Act.

(2) The tribunal shall consist of three members, one of whom shall be appointed as chairman and each of whom shall be a Judge of the Supreme Court, the High Court or the Circuit Court

or a lawyer of at least five years' standing within the meaning of section 8 of the Judicial Service Act, 1960 (CA 10).

(3) The decision of the tribunal on any appeal shall be final as to fact but the tribunal may reserve for the consideration of the Supreme Court any question of law and section 11 of the Courts Act, 1960 (CA 9) shall apply accordingly.

Section 10—Use of Land for Public Purposes.

(1) The President may authorise the occupation and use of any land to which this Act applies for any purpose which, in his opinion, is conducive to the public welfare or the interests of the State, and may pay into the appropriate account out of moneys granted by vote of the National Assembly such annual sums as appear to him, having regard on the one hand to the value of the land and, on the other hand, to the benefits derived by the people of the area in which the land is situated from the use of the land, to be proper payments to be made for the land; and the money so paid into the account shall be applied in the same way as other revenues collected under this Act.

(2) Where the President authorises the occupation and use of any land under this section, he shall publish a notice in the Gazette giving particulars of the land, of the use to which it is intended to be put, and of any payments which it is intended to make under this section in respect of that use of the land.

(3) Where any person suffers special loss by reason of disturbance as the result of an authorisation under this section he shall, out of moneys granted by the National Assembly, be paid such compensation as the Minister or, on appeal, an appeal tribunal, may determine.

(4) Any person dissatisfied with the failure of the Minister to grant compensation or with the amount of such compensation may appeal to the appeal tribunal.

(5) An appeal shall be lodged with the Minister for transmission to the tribunal within three months of publication of the notice referred to in subsection (2) of this section.

Section 11—Disposition of Stool Lands.

No instrument executed before or after the commencement of this Act shall have the effect of granting or demising any right, title or interest in or to land in respect of minerals, timber, rubber or other products of the soil in or growing on that land or option of acquiring any such right, title or interest except in so far as such grant or demise shall contain express words granting or demising such right, title or interest or option thereon.

Section 12—Limitation Period for Mining, Timber, Farming Rights, etc.

(1) Except as provided in subsection (4) of this section a grant of any mining or timber rights in any land subject to this Act shall not exceed a term of sixty years for mining and thirty years for timber notwithstanding anything to the contrary contained in any other enactment.

(2) Except as provided in subsection (4) of this section and notwithstanding anything to the contrary in any other enactment a grant of any farming right to any land subject to the provisions of this Act shall not exceed

(a) in the case of land for poultry rearing or the cultivation of cereals, a term of ten years; or

(b) in the case of ranching or the cultivation of mixed or permanent crops, a term of fifty years.

(3) Except as provided in subsection (4) of this section no grant of any stool land to any one person and no aggregate of such grants shall exceed the following limits, that is to say,

(a) mining rights, 51.80 square kilometres for any grant or, in the aggregate, 155.40 square kilometres;

(b) timber rights, 103.40 square kilometres for any grant or, in the aggregate 621.60 square kilometres; and

(c) right to collect rubber, to cultivate products of the soil (other than timber) or relating to the pursuit of animal husbandry:

(i) for an individual, 2.59 square kilometres or in the aggregate 7.77 square kilometres;

(ii) for a body corporate or unincorporated body of persons established or registered in Ghana 12.95 square kilometres or in the aggregate 25.90 square kilometres.

(4) The Armed Forces Revolutionary Council may, in the case of any particular land where it is satisfied that special circumstances exist such as to render compliance with the limits prescribed by this section prejudicial to the national interest or to the interest of any stool, direct that the grant of such land or any other interest in that land shall exceed the said limits and thereupon the said land or any interest in that land may be granted notwithstanding that the said limits are exceeded". [As Substituted by Administration of Lands (Amendment) Decree, 1979 (AFRCD 61), s.1].

Section 13—Duty to Give Information Relating to Land.

(1) It shall be the duty of,

(a) every public officer; and

(b) all officers of local authorities which formerly collected revenue of any land to which any provision of this Act applies; and

(c) all present and past members of a Traditional Council and all present or past officers of a Traditional Council; and

(d) all persons who are or have been concerned with or responsible for the administration of any such land; and

(e) all persons who hold or have held any such land,

to afford to the Minister all information at their disposal respecting the land and its revenues and all reasonable facilities for inspecting and taking copies of records and other documents relating to the land or revenues.

(2) If any person fails or refuses to give to the Minister any information at his disposal which it is his duty to give under this section, or gives information which he knows to be false, he shall be guilty of a misdemeanour.

Section 14—Custody of Documents, Seals and Stamps.

(1) The Minister shall keep in his custody all deeds, records, registers, accounts and other documents and all seals and stamps relating to any land to which any provision of this Act applies.

(2) All documents, seals and stamps in the custody of the Minister under this section shall be made available by the Minister as and when required for the purposes of the management and disposition of the land concerned.

(3) It shall be the duty of every person having the custody or control of any document, seal or stamp to which subsection (1) of this section applies to take all necessary steps to deliver them to the Minister.

(4) A person who destroys or conceals any document, seal or stamp which it is his duty to deliver under this section, or who fails to comply with subsection (3) of this section shall be guilty of a misdemeanour.

Section 15—Lay-Out Plans, Etc.

Plans of all approved lay-outs of land to which this Act applies showing lay-out of plots and specifying any zonal restrictions of user shall be deposited with the Minister.

Section 16—Unlawful Occupation of Land.

(1) If any person is found in unlawful occupation of land to which this Act applies the Minister may order him to surrender the land within such period and upon such terms, if any, as to the removal of buildings, the reaping of growing produce, and other matters, as the Minister thinks proper.

(2) Any person who continues in occupation of any land after the date on which he is to surrender it under this section, or who, having surrendered it, renews his unlawful occupation thereof, shall be guilty of a misdemeanour and, in the case of a continuing offence, shall be liable in addition to any fine imposed for the original offence, to an additional fine not exceeding ten pounds for every day during which the offence is continued.

(3) In proceedings against any person under this section, the proof that his occupation was lawful shall lie upon the defendant; and the averment that any land is land to which this Act applies shall be sufficient without proof of such fact, unless the defendant proves the contrary.

Revenue

Section 17—Collection of Revenue.

(1) All revenue from lands subject to this Act shall be collected by the Minister and for that purpose all rights to receive and all remedies to recover that revenue shall vest in him and, subject to the exercise of any power of delegation conferred by this Act, no other person shall have power to give a good discharge for any liability in respect of the revenue or to exercise any such right or remedy.

(2) Revenue for the purposes of this Act includes all rents, dues, fees, royalties, revenues, levies, tributes and other payments, whether in the nature of income or capital, from or in connection with lands subject to this Act.

(3) Subsection (1) of this section does not apply to revenue from forest produce, within the meaning of section 2 (excluding subsection (5)) of the Forests Ordinance (Cap. 157), which shall continue to be collected by the Chief Conservator of Forests.

(4) Any moneys in the Forests Improvement Fund in excess of authorised expenses in connection with exploitation and silvicultural work shall be transferred from that Fund to the Stool Lands Account.

Section 18—Stool Lands Accounts.

All sums collected by or transferred to the Minister under this Act shall, subject to the provisions of this Act, be paid into a Stool Lands Account.

Section 19—Payment to Local Authorities.

(1) Out of the moneys standing to the credit of the Stool Lands Account there shall, subject to subsection (2) of this section be paid to the local authorities in whose areas the lands are situated from which those moneys are derived such amounts as the Minister may by order determine.

(2) There shall be paid to the Kumasi City Council out of the Stool Lands Account annually in half-yearly instalments on or before the 30th day of September and the 31st day of March a sum representing one-third of the net rents derived from land within the boundaries defined in the Schedule to this Act, or the sum of six thousand pounds, whichever is the greater.

(3) In making an order under this section the Minister shall have regard to the purpose for which the money standing to the credit of the Stool Lands Account which is not paid out under this section will be applied.

(4) An order under this section may fix the amounts to be paid under this section to the respective local authorities, or may determine those amounts as proportions of the total amount of money standing to the credit of the Stool Lands Account or by any other method.

Section 20—Payments to Traditional Authorities and Others.

Moneys in any Stool Lands Account remaining after payment of the sums due under section 19 of this Act shall be applied in accordance with this Act for the benefit of the people in the areas in which the particular lands are situated and in particular,

(a) in the maintenance of the Stool or other traditional authority including a Traditional Council; and

(b) in the making of grants for projects (including scholarships) for the benefit of the people of the area.

Section 21—Scheme for Application of Stool Revenue.

(1) The Minister shall, for each prescribed accounting period, and after consultation with the appropriate Traditional Council, prepare a scheme for the application of revenue in accordance with the provisions of this Part of this Act.

(2) A scheme under this section shall include estimates of the expenses of the Traditional Council, prepared by the Traditional Council after consultation with the Minister.

(3) A scheme under this section shall be based on estimates of the moneys available, and shall provide for the adjustments which are to be made if the money available falls short of or exceeds the amount so estimated.

(4) A scheme under this section shall be submitted for the approval of the President and shall be published in the Gazette.

Section 22—Payments to be Made in Accordance with Scheme.

(1) Subject to the provisions of this section, no money shall be applied under this Act except in accordance with a scheme prepared and approved under section 21 of this Act.

(2) In the period of two years from the commencement of this Act, the Minister may make payments under this Part before the approval of the relevant scheme if it appears to him that it is required immediately.

Section 23—Capital Payments.

Any part of the moneys received by the Minister under this Act which, in his opinion, is of a capital nature shall not be applied under this Part of this Act except to defray expenditure which is designated by the Minister in a scheme under this Part of this Act as being of a capital nature, and in case there is no such expenditure or in any other case the money may be invested in such manner as the Minister responsible for finance may direct.

PART II—MISCELLANEOUS

Section 24—Delegation of Functions.

(1) The Minister may delegate to a local authority or public officer the duty of collecting any revenue or any other of the functions conferred on him by this Act or delegated to him under this section.

(2) Any delegation under this section may be made either with or without any conditions or limitations.

Section 25—Accounts.

(1) Accounts of all moneys received by the President under this Act shall be kept in a prescribed form.

(2) The accounts shall be audited by the Auditor-General not less than once a year and the Minister shall present a copy of all accounts so audited, together with any report of the Auditor-General on the accounts, to the National Assembly and shall also cause those accounts together with any report thereon to be published in the Gazette.

Section 26—Boundary Books.

(1) The Boundary Books kept under the Boundary, Land, Tribute, and Fishery Disputes Ordinance (Cap. 144), repealed by this Act, shall be transferred to and kept by the Chief Registrar of Lands appointed under the Land Registry Act, 1962 (Act 122).

(2) The Chief Registrar of Lands shall give reasonable facilities for the search and inspection of any Boundary Book and for the issue of certified copies of executive decisions officially recorded therein.

(3) Fees may be prescribed for the purposes of this section.

(4) A certified copy of an entry in a Boundary Book issued by a registrar shall be conclusive evidence of the executive decision to which it relates.

Section 27—Offences.

A person who is a party to any transaction entered into in contravention of any provision of this Act shall be guilty of a misdemeanour.

Section 28—Expenses.

All expenses incurred by the Minister in the exercise of his functions under this Act shall be defrayed from moneys granted by vote of the National Assembly but there shall from time to time be paid to the Consolidated Fund out of revenue collected under this Act such sums as in the opinion of the Minister represent the costs of the exercise of his functions; provided that such payments shall for each prescribed accounting period, be in the case of lands vested in the President in trust, not less than seven and one-half per centum of the gross revenue derived from the lands for that year, and, in the case of other lands subject to this Act, not less than two and one-half per centum of the gross revenue derived from the lands for that year.

Section 29—Regulations.

(1) The President may, by legislative instrument, make Regulations—

- (a) for any matter (including fees) which is to be prescribed;
- (b) defining the boundaries of, or otherwise describing, any land to which this Act applies, or altering or amending any such boundary or description;
- (c) for giving full effect to the provisions of this Act.

(2) Every statutory instrument made under an enactment repealed by this Act and in force immediately before the commencement of this Act shall continue in force and forms in use under the repealed enactment may, with necessary modifications, continue to be used until provision is otherwise made by regulations under this Act.

(3) Subject to the terms of any instrument under subsection (1), the descriptions and boundaries set out in the schedule to the Kumasi Lands Ordinance (Cap. 145), shall be conclusive as to the extent and limits of the lands to which they refer, notwithstanding the repeal of that Ordinance.

Section 30—Transitional Provisions.

(1) A right of occupancy granted under any enactment repealed by this Act and in force immediately before the commencement of this Act shall be deemed to be a lease determinable by six months notice by either party and shall be subject to the provisions of this Act.

(2) A title to land in the Northern and Upper Regions other than land vested in the President acquired between the first day of July, 1960, and the commencement of this Act by any person shall be void if it is not proved to the satisfaction of the President within one year from such commencement.

Section 31—Interpretation.

In this Act, unless the context otherwise requires:—

"appeal tribunal" means a tribunal under section 18 of this Act;

"minerals" means minerals of all kinds including mineral oil;

"Minister" means the Minister to whom functions under this Act are assigned by the President;

"Stool land" includes land controlled by any person for the benefit of the subjects or members of a Stool, clan, company or community, as the case may be and all land in the Upper and Northern Regions other than land vested in the President and accordingly "Stool" means the person exercising such control;

"traditional area" has the meaning given to it by the Chieftaincy Act, 1961 (Act 81).

Section 32—Repeals and Savings.

(1) Each of the following enactments is repealed:—

Accra Town (Lands) Ordinance (Cap. 87).

Stool Lands Boundaries Settlement Ordinance (Cap. 139).

Takoradi Harbour and Town (Acquisition of Lands) Ordinance (Cap. 140).

Boundaries Ascertainment Ordinance (Cap. 142).

Boundary, Land, Tribute, and Fishery Disputes Ordinance (Cap. 144).

Kumasi Lands Ordinance (Cap. 145).

Stool Lands Boundaries Settlement (Amendment) Act, 1957 (No. 26).

Akim Abuakwa (Stool Revenue) Act, 1958 (No. 8).

Ashanti Stool Lands Act, 1958 (No. 28).

Stool Lands (Validation of Legislation) Act, 1959 (No. 30).

Stool Lands Control Act, 1959 (No. 79).

Forests Improvement Fund Act, 1960 (No. 12), section 8.

Stool Lands Act, 1960 (Act 27).

Amendment of CA 6 s. 19

(2) Section 19 of the State Property and Contracts Act, 1960 (CA 6) is amended by the deletion of "and in particular for " and paragraphs (a), (b), (c) and (d).

Saving

(3) Notwithstanding the repeal of the Stool Lands Boundaries Settlement Ordinance (Cap. 139), the Minister may by executive instrument revoke or amend any order or declaration made under the repealed Ordinance.

SCHEDULE

(Section 5)

Commencing at a pillar marked G.C.G.B.M.1 situated on an approximate bearing of three hundred and fifteen degrees nought minutes twenty-three seconds and distant on the said bearing approximately eleven thousand two hundred and eighty-eight decimal seven-seven feet from G.C.S. pillar marked C.T.S. 884 which is situated in the centre of the Fort at Kumasi; thence on a bearing of ninety-one degrees thirty-two minutes seventeen seconds for a distance of one thousand six hundred and sixty-two decimal seven one feet to a pillar marked G.C.G.

B.M. 2; thence on a bearing of ninety degrees two minutes twenty-one seconds for a distance of five thousand one hundred and thirteen decimal nought seven feet to a pillar marked G.C.G. B.M. 3 situated approximately thirteen feet West from the centre of the main Kumasi-Ofinso motor road; thence on a bearing of ninety degrees fourteen minutes forty-one seconds for a distance of six hundred and thirty-nine decimal five three feet to a pillar marked G.C.G. B.M. 4 situated approximately twenty-six feet South-east from the centre of the Kumasi-Mampong motor road; thence on a bearing of ninety degrees fourteen minutes nineteen seconds for a distance of one thousand two hundred and sixty-five decimal two nought feet to a pillar marked G.C.G. B.M. 5 situated approximately seventeen feet North-west from a footpath leading from Kumasi to Tafo; thence on a bearing of eighty-six degrees fifty-seven minutes fifty-two seconds for a distance of five thousand four hundred and eighty-seven decimal two one feet to a pillar marked G.C.G. B.M. 6 situated approximately thirteen feet West from a footpath leading from Tafo to Dichemso; thence on a bearing of eighty-nine degrees twenty-one minutes twenty-two seconds for a distance of five hundred and eighty-five decimal five seven feet to a pillar marked G.C.G. B.M. 7 situated approximately three feet South-east from a footpath leading from Dichemso to Apamprem; thence on a bearing of ninety degrees eleven minutes thirty-two seconds for a distance of one thousand three hundred and nineteen decimal seven eight feet to a pillar marked G.C.G. B.M. 8; thence on a bearing of one hundred and seventy-eight degrees thirty minutes twenty seconds for a distance of two thousand and eighty-five decimal six seven feet to a pillar marked G.C.G. B.M. 9 situated approximately one hundred and thirty feet South from the centre of the Kumasi-Juaben motor road; thence on a bearing of one hundred and eighty-one degrees forty-eight minutes fifty-two seconds for a distance of three thousand six hundred and eight decimal nought three feet to a pillar marked G.C.G. B.M. 10 situated approximately six hundred feet North from the Kumasi-Accra Railway Line; thence on a bearing of one hundred and eighty-seven degrees fifty-seven minutes seventeen seconds for a distance of three thousand six hundred and twenty-five decimal one nine feet to a pillar marked G.C.G. B.M. 11 situated approximately twenty-two feet from the centre of the Kumasi-Ejisu motor road; thence on a bearing of one hundred and eighty degrees thirty-seven minutes thirty-one seconds for a distance of two thousand four hundred and sixty-five decimal one four feet to a pillar marked G.C.G. B.M. 12 situated approximately eight feet South-West from a footpath leading from Kumasi to Ahinsai Village; thence on a bearing of one hundred and seventy-five degrees fifty-three minutes four seconds for a distance of four thousand four hundred and seventy-seven decimal nine nought feet to a pillar marked G.C.G. B.M. 13; thence on a bearing of two hundred and seventy degrees twenty-two minutes thirty seconds for a distance of one thousand two hundred and five decimal nine four feet to a pillar marked G.C.G. B.M. 14 situated approximately thirteen feet West from the centre of the Kumasi-Lake Bosumtwi motor road; thence on a bearing of two hundred and seventy degrees twenty-nine minutes five seconds for a distance of two thousand and one decimal seven one feet to a pillar marked G.C.G. B.M. 15 situated approximately twenty feet West from the centre of the Kumasi-Sekondi Railway Line; thence on a bearing of two hundred and seventy degrees twenty-seven minutes twenty-one seconds for a distance of one thousand eight hundred and one decimal five eight feet to a pillar marked G.C.G. B.M. 16 situated approximately one hundred and fifty-eight feet East from the centre of the old Kumasi-Cape Coast road; thence on a bearing of two hundred and seventy-one degrees thirty minutes seventeen seconds for a distance of five hundred and eighty-eight decimal five two feet to a pillar marked G.C.G. B.M. 25 situated approximately seventeen feet South-east from the centre of the main Kumasi-Bekwai motor road; thence on a bearing of two hundred and seventy degrees twenty-nine

minutes twenty-nine seconds for a distance of two thousand seven hundred and fifty-two decimal nought five feet to a pillar marked G.C.G. B.M. 17; thence on a bearing of two hundred and seventy-one degrees twenty-seven minutes one second for a distance of four thousand three hundred and thirty-four decimal one two feet to a pillar marked G.C.G. B.M. 18; thence on a bearing of two hundred and sixty-eight degrees twenty-eight minutes thirteen seconds for a distance of one thousand one hundred and ninety-six decimal seven feet to a pillar marked G.C.G. B.M. 19; thence on a bearing of two hundred and seventy-one degrees twenty-nine minutes four seconds for a distance of one thousand nine hundred and fifty-eight decimal three three feet to a pillar marked G.C.G. B.M. 20; thence on a bearing of nought degrees fifty minutes twenty-nine seconds for a distance of two thousand two hundred and seventy-eight nought four feet to a pillar marked G.C.G. B.M. 21 situated approximately eleven feet North from the centre of the Nkwanta-Kumasi road; thence on a bearing of nought degrees fifty-nine minutes thirty-two seconds for a distance of three thousand and ninety-two decimal five nought feet to a pillar marked G.C.G. B.M. 22; thence on a bearing of nought degrees twenty-five minutes forty-seven seconds for a distance of three thousand eight hundred and six decimal seven nine feet to a pillar marked G.C.G. B.M. 23; thence on a bearing of nought degrees thirteen minutes twelve seconds for a distance of two thousand one hundred and forty-one decimal nought three feet to a pillar marked G.C.G. B.M. 24 situated approximately seventy-nine feet North from the centre of the Nkawe-Kumasi main motor road; and thence on a bearing of three hundred and fifty-eight degrees fifty-four minutes seven seconds for a distance of four thousand four hundred and fifty-two decimal nought feet to the point of commencement, the same being more particularly delineated on a plan numbered X 599 signed by the Officer-in-Charge, Cadastral Branch, Gold Coast Survey, on the 2nd day of February, 1928, and thereon edged with pink colour.

All the above bearings are referred to Meridian one degree West.