

PUBLIC NOTICE

NOTICE OF JUDGMENT OF THE SUPREME COURT

LAND AT BORTEYMAN (NUNGUA FARMS), TEMA, GREATER ACCRA REGION

IN THE SUPERIOR COURT OF JUDICATURE

IN THE SUPREME COURT

ACCRA

CIVIL APPEAL NO. J4/44/2025

3RD JUNE, 2026

SINO AFRICA DEVELOPMENT CO. LIMITED

**PLAINTIFF/APPELLANT/
APPELLANT**

VRS

1. ROYAL BELL INVESTMENTS LTD.
2. TERRAFORM DEVELOPMENT LTD.
3. NII ADZOGAH ANNANG LARYEA
4. NII ODAIFIO MENSAH
5. NII ASAFOATSE OKUM AGYEMANG II
6. RICHARD NII ALABI BORTEY
7. BENJAMIN BORKETEY BORTEYE SEYSEY

**DEFENDANTS/
RESPONDENTS/
RESPONDENTS**



1. NOTICE IS HEREBY GIVEN to the general public that on the 3rd day of June, 2026, the Supreme Court, in the above-entitled appeal, set aside the majority judgment of the Court of Appeal dated the 27th day of March, 2025, and entered judgment in favour of the Plaintiff/Appellant/Appellant, **SINO AFRICA DEVELOPMENT CO. LIMITED**, in respect of the land described in paragraph 2 of this Notice, subject to the exceptions stated below.
2. The land the subject of the judgment is **ALL THOSE PIECES OR PARCELS OF LAND** known as Site for Sino Africa Development Ltd, Borteyman, in the Tema Municipal Assembly in the Greater Accra Region of the Republic of Ghana, comprising a parcel containing an approximate area of 294.520 acres (119.192 hectares) and a parcel containing an approximate area of 34.357 acres (13.904 hectares), together approximately 328.877 acres, as more particularly described in paragraphs 23 and 24 of the Plaintiff's Amended Statement of Claim filed on the 10th day of January, 2022 ("the Land").
3. By its judgment, the Supreme Court made, among others, the following orders:
 - 3.1 *"Save as otherwise stated, judgment is entered in favour of the Appellant (SINO AFRICA DEV. COMPANY LTD.) against the 3rd, 4th, 5th, 6th and 7th Defendants/Respondents/Respondents in respect of the reliefs endorsed in the Plaintiff/Appellant/Appellant's amended writ of summons and statement of claim filed on 10th January 2022."*
 - 3.2 *"Save as otherwise stated, title in the land endorsed in the Plaintiff/Appellant/Appellant's amended writ and statement of claim is hereby declared in the Plaintiff/Appellant/Appellant's [favour] subject and except the parcel claimed by the 1st and 2nd Defendants/Respondents/Respondents."*

- 3.3 *"The Plaintiff/Appellant/Appellant shall be entitled to recover possession of the land claimed as the legal title owner, subject to the possessory right of the 1st and 2nd Defendants/Respondents/Respondents."*
- 3.4 *"The 3rd, 4th, 5th, 6th and 7th Defendants/Respondents/Respondents and all persons claiming through them, are hereby perpetually restrained from interfering with the part of the land hereby declared in favour of the*
4. **CAUTION TO THE PUBLIC:** The general public is accordingly cautioned against purchasing, leasing, accepting any grant of, or otherwise dealing in any part of the Land from the 3rd, 4th, 5th, 6th and 7th Defendants/Respondents/Respondents or any person claiming through them. Any person who does so after the date of this Notice does so with full notice of the judgment of the Supreme Court and entirely at his or her own risk.
5. **THIRD PARTIES IN OCCUPATION:** In compliance with the orders of the Supreme Court set out in paragraphs 3.3 and 3.6 above, all persons who acquired an interest in any part of the Land before the 3rd day of June, 2026 and who have built upon or developed the same are requested to contact the Plaintiff, through its Solicitors or the Company (Sino Africa Development Company LTD), within thirty (30) days of the date of this Notice, with copies of their documents of title for clarification of the judgment and its effects on such acquisitions.
6. A certified true copy of the judgment and a site plan of the Land may be inspected at the offices of the Solicitors during normal working hours.

DATED AT ACCRA THIS 8TH DAY OF OCTOBER, 2026.

ISSUED BY THE CORPORATE COMMUNICATIONS DIRECTORATE

SINO AFRICA DEVELOPMENT CO. LTD



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