

Nqaba Finance 1 (Proprietary) Limited
(Incorporated with limited liability in South Africa under registration number 2005/040050/07)
Issue of ZAR 5,000,000.00 Secured Class C10 Notes
Under Its ZAR5,000,000,000 Asset Backed Note Programme

This document constitutes the Pricing Supplement relating to the issue of Notes described in this Pricing Supplement.

This Pricing Supplement must be read in conjunction with the Programme Memorandum issued by Nqaba Finance 1 (Proprietary) Limited dated on or about 21 May 2009, as amended from time to time. To the extent that there is any conflict or inconsistency between the contents of this Pricing Supplement and the Programme Memorandum, the provisions of this Pricing Supplement shall prevail.

Any capitalised terms not defined in this Pricing Supplement shall have the meanings ascribed to them in the section of the Programme Memorandum headed "Glossary of Definitions". References in this Pricing Supplement to the Terms and Conditions are to the section of the Programme Memorandum headed "Terms and Conditions of the Notes". References to any Condition in this Pricing Supplement are to that Condition of the Terms and Conditions.

DESCRIPTION OF THE NOTES

1. Issuer	Nqaba Finance 1 (Proprietary) Limited
2. Status and Class of the Notes	Secured Class C10 Notes
3. Tranche number	1
4. Series number	1
5. Aggregate Principal Amount of this Tranche	ZAR 5,000,000
6. Issue Date(s)	24 May 2010
7. Minimum Denominallon per Note	ZAR 1,000,000
8. Issue Price(s)	ZAR 5,000,000
9. Applicable Business Day Convention	Succeeding Business Day
10. Interest Commencement Date(s)	24 May 2010
11. Scheduled Maturity Date	22 May 2020
12. Final Maturity Date	22 May 2052
13. Final Redemption Amount	As per Condition 7 of the Programme Memorandum

 

14. Use of Proceeds

The net proceeds of the issue of this Tranche, together with the net proceeds from the issue of the Classes A6, A7, A8, A9, A10, B6, B7, B9, B10, C6, C7, C9 D4 and D5 Notes and the borrowing of the Subordinated Loan referred to in this Pricing Supplement, will be used to refinance Tranche 1 of Series 1 of the Class A4 Notes, Tranche 1 of Series 1 of the Class A5 Notes, Tranche 1 of Series 1 of the Class B3 Notes, Tranche 1 of Series 1 of the Class B5 Notes, Tranche 1 of Series 1 of the Class C3 Notes, Tranche 1 of Series 1 of the Class C5 Notes and Tranche 1 of Series 1 of the Class D3 Notes.

15. Pre-Funding Amount

No

16. Pre-Funding Period

N/A

17. Specified Currency

Rand

18. Prepayment Notes

No

19. Set out the relevant description of any additional Terms and Conditions relating to the Notes

N/A

FIXED RATE NOTES

20. Fixed Interest Rate

10.835% per annum nacq

21. Interest Payment Date(s)

22 February, 22 May, 22 August and 22 November

22. Interest Period(s)

each period commencing on and including the day of any Interest Payment Date and ending on but excluding the following Interest Payment Date, provided that the first Interest Period shall be from and including the Issue Date in relation to such issue to but excluding the first Interest Payment Date thereafter

23. Initial Broken Amount

N/A

24. Final Broken Amount

N/A

25. Any other items relating to a particular method of calculating Interest

After the Scheduled Maturity Date and/or during the Amortisation Period, a floating Interest Rate shall be applicable

26. Manner in which the Interest Rate is to be determined

Screen Rate Determination

27. Margin/Spread for the Interest Rate

- a) After the Scheduled Maturity Date, 100 basis points per annum to be added to the relevant Reference Rate up to the Final Maturity Date
- b) During the Amortisation Period, 240 basis points per annum to be added to the relevant Reference Rate

GENERAL

28. Additional selling restrictions

N/A

29. International Securities Numbering (SIN)

ZAG000077694



30. Stock Code	NQ1C10
31. Financial Exchange	The JSE Limited
32. Dealer(s)	Absa Capital
33. Method of distribution	Private Placement
34. Rating assigned to this Tranche of Notes (if any)	A(zaf)
35. Rating Agency	Fitch
36. Governing Law	South Africa
37. Last Day to Register	16 February, 16 May, 16 August and 16 November
38. Books Closed Period	17 February, 17 May, 17 August and 17 November
39. Calculation Agent, if not the Manager	N/A
40. Specified Office of the Calculation Agent	15 Alice Lane, Sandton, 2196
41. Transfer Agent, if not the Manager	N/A
42. Specified Office of the Transfer Agent	15 Alice Lane, Sandton, 2196
43. Programme Limit	ZAR5,000,000,000
44. Aggregate Outstanding Principal Amount of Notes in issue on the Issue Date of this Tranche	ZAR 784,000,000 excluding this Tranche of Notes and any other Tranche(s) of Notes to be Issued on the Issue Date
45. Amount of Subordinated Loan to be borrowed simultaneously with this Tranche	ZAR 227,000,000
46. Aggregate Principal Amount of Classes A6, A7, A8, A9, A10, B6, B7, B9, B10, C6, C7, C9, D4 and D5 Notes to be issued simultaneously with this Tranche	ZAR 871,000,000
47. Required Direct Employees Percentage	86.00%
48. Required Interest Margin	2.15%
49. Required Maximum Average Outstanding Balance	ZAR 300,000
50. Required Weighted Average Current LTV Ratio	73.0%
51. Required Weighted Average PTI Ratio	20.00%
52. Required Weighted Average Original LTV Ratio	91.00%
53. Required Maximum Second Property Percentage	8.50%
54. Required Minimum Payroll Deduction Percentage	95.00%

Application is hereby made to list this Tranche of the Notes, as from 24 May 2010, pursuant to the Nqaba Finance 1 (Proprietary) Limited Asset Backed Note Programme.

Nqaba Finance 1 (Proprietary) Limited (Issuer)

By: 
Director, duly authorised representative

By: 
Director, duly authorised representative



Date: 20 MAY 2010

Date: 20 May, 2010

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