



GOVERNMENT GAZETTE

OF THE

REPUBLIC OF NAMIBIA

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WINDHOEK - 31 March 2026

No. 8876

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Government Notice

OFFICE OF THE JUDICIARY

No. 114

2026

AMENDMENT OF RULES OF HIGH COURT OF NAMIBIA: HIGH COURT ACT, 1990

Under section 39 of the Act, 1990 (Act No. 16 of 1990), I have –

- (a) amended the Rules of the High Court of Namibia published under Government Notice No. 4 of 17 January 2014 as set out in the Schedule; and
- (b) determined that the said rules come into operation on the date of publication of this notice.

PETRUS T. DAMASEB
JUDGE PRESIDENT
HIGH COURT OF NAMIBIA

Windhoek, 9 March 2026

SCHEDULE

Definitions

1. In these rules unless the context indicates otherwise “the Rules” means the Rules of the High Court of Namibia published under Government Notice No. 4 of 17 January 2014 as amended by Government Notice No. 227 of 7 November 2014 and Government Notice No. 208 of 22 August 2025.

Amendment of rule 1 of Rules

2. Rule (1) of the Rules is amended by –

- (a) the deletion of the definition of “professional valuer or associate valuer”;
- (b) by the insertion after the definition of “Supreme Court” of the following definition:

““sworn valuation” means a valuation made under oath or affirmation by a valuer;”;

- (c) by the insertion after the definition of “third party” of the following definition:

““valuer” means a person, including an estate agent, who by training or demonstrable experience is competent to provide a sworn valuation as expert evidence for purposes of these rules.”.

Amendment of rule 109 of Rules

3. Rule 109 is amended by –

- (a) the substitution for subrule (8) of the following subrule:

“(8) If the immovable property to be sold in execution is the primary home of the execution debtor, or any other person, the deputy sheriff must not less than 35 days prior to the date of the sale in execution, determine the market value of the property to be sold by obtaining two different sworn valuations of the market related valuation of the property.”.

- (b) the substitution for subrule (11) of the following subrule:

“(11) The execution debtor may, if he or she considers the preliminary market value unacceptable, at his or her own expense, obtain a sworn valuation of the property from another valuer, and serve a copy of the sworn valuation he or she obtains from the valuer on the execution creditor or his or her legal practitioner and the original on the deputy-sheriff, not less than 25 days prior to the sale in execution.”.

Amendment of Annexure A to Rules

4. Annexure A to the Rules is amended –

- (a) by the substitution for paragraph 3 of Form 29 of the following paragraph:

“3. The following two market related sworn valuations of the property were obtained from two different valuers:

- aN\$.....¹
- bN\$.....²

(b) by the substitution for paragraph B of Form 29 of the following paragraph:

“B. The attention of the execution debtor is drawn to the provisions of Rule 109(11) of the Rules of the High Court which calls upon the execution debtor to, if he or she considers the preliminary market value unacceptable, at his or her own expense, obtain a sworn valuation of the property from another valuer, and serve a copy of the sworn valuation he or she obtained on the execution creditor or his or her legal practitioner and the original on the deputy-sheriff, not less than 25 days prior to the sale in execution.”.

(c) by the substitution for the alternative sentence of paragraph 5 of Form 30 of the following sentence:

“The execution creditor, being called upon to obtain his or her own independent valuation on served an original independent valuation done by valuer on me, reflecting the value of the property as N\$.....

(Delete whichever is not applicable)”.
