

PETITION OF REGIMANUEL GRAY LIMITED

TO

THE REGIONAL COMMANDER

GHANA POLICE SERVICE

GREATER ACCRA REGION

ACCRA.

Dear Sir,

PETITION OF REGIMANUEL GRAY LIMITED – SECURITY CHALLENGES AT EAST AIRPORT - THREAT OF HARM TO RESIDENTS & HOMEOWNERS (GOLDEN GATE, SILVER BELLS & PLATINUM)

The Petition of Regimanuel Gray Limited is as follows:

1. Regimanuel acquired interest in one hundred acres of land from the Numo Kofi Anum Family of Tessa in 1995 (currently called east airport.) Regimanuel Gray could not register the document given by Kofi Anum and was confronted by the Nungua stool who claimed ownership of the east airport lands. The subsequent document issued by the Nungua stool to Regimanuel Gray for 263 acres was registered at the Lands Commission by Regimanuel, for which a land certificate GA13971 was issued to Regimanuel Gray Limited.
2. The Numo Kofi Anum Family after litigating with Nungua for close to 30 years attempted to enforce the final judgement against Regimanuel which remains a mere grantee and innocent purchaser for value. Given the numerous judgements in that area in favour of other families such as the Tsie we family, Numo Nmashie family and others it was not possible for the Kofi Anum

Family to enforce its judgement against Nungua on Regimanuel. It issued a fresh action against Regimanuel Gray in 2015 (Suit number FAL/950/2014- Benjamin Amartey Mensah vrs Regimanuel Gray.) The High Court gave judgement in March 2024.

3. The Benjamin Amartey Mensah judgement refused to cancel the Regimanuel Land Certificate GA13971 and asked the parties to value the land declared in favour of the Kofi Anum Family and the negotiate a fair value to be paid by Regimanuel to the Kofi Anum family. Given that the estate had been developed (Golden Gate Silver Bells and Platinum) and sold off to third parties, Regimanuel filed a notice of appeal in June 2024 which is yet to be determined.
4. Without following the directions in the judgement of 28th March, 2024, the Kofi Anum Family filed an application for leave to issue a writ of possession on 11th June, 2025. While Regimanuel opposed the application and asked rather for extension of time for the parties to negotiate to avoid chaos and mayhem in the estate, the court on Tuesday 24th June, 2025 granted the kofi Anum Family leave to issue a writ of possession for the 123 acres of developed estate by Regimanuel.
5. Regimanuel filed an application for stay of execution of the order pending appeal on 26th June, 2025 (2 days after the judgement). However, on the morning of Friday 27th June, 2025, residents of the estate work up to the presence of scores of hoodlums parading the estate on motorbikes and writing "possession taken" on the walls. They broke down some fence walls and placed padlocks on other third party properties. It was later realized that these hoodlums were in the company of some court bailiffs and police personnel who were operating from a distance. After confronting the bailiffs and police with the application for stay of execution

by Regimanuel, they claimed ignorance. Subsequent checks with the Registrar of the High Court confirmed the application had been filed, whereupon the bailiffs and police personnel were asked to withdraw. The hoodlums/land guards refused to withdraw and continue to parade the estate on motorbikes harassing residents and homeowners going about their business. They even enter some parts of the estate via an access they created after demolishing a portion of the fence wall. This further portends a great risk to the residents and portends a major security risk since these hoodlums are present night and day.

6. We are asking your high office to intervene by availing the estate of daily patrols to forestall any breach of the peace from now till the determination of the appeal.

DATED THIS 30TH DAY OF JUNE 2025.

**ISAAC ACHIAMPONG
COMPANY SECRETARY
TEL. 0202229909**

Cc:

THE HONORABLE REGIONAL MINISTER & CHAIRMAN OF REGSEC

THE HONORABLE MINISTER OF INTERIOR

THE HONORABLE MINISTER OF NATIONAL SECURITY

THE INSPECTOR GENERAL OF POLICE (GHANA POLICE)