

**INSTRUCTIONS:**

1. You are required to read through the application form and terms and conditions before appending your signature and filling in your details in any part of this document.
2. All information shall be treated as confidential and for official use only.
3. Where you elect to subscribe to any of our properties, you are required to pay only to Keshab Properties Ltd. designated accounts.
4. We advise that you fill your name and address on this form with the exact details as you want it to appear on your title documents.

# Maven Estate

## APPLICATION FORM

Official use only

Reference Number:

### PERSONAL INFORMATION:

Title:	Surname		Passport Photograph
First Name:			
Other Names:			
Residential Address:			
Phone Number(s):			
Email Address:		Marital Status:	
Nationality:		Date of Birth:	
Occupation/Industry:		Place of Work:	
Address (Work/Office):			
Means of Identification:	National ID Card <input type="checkbox"/>	International Passport <input type="checkbox"/>	
	Driver's License Perm. <input type="checkbox"/>	Voter's Card <input type="checkbox"/>	
	Card Identification No.	<input type="text"/>	

### NAME OF NEXT OF KIN:

Title:	Surname:	First Name:
Relationship:		Phone Number:
Address:		
Email:		

### CHOICE OF ESTATE:

PHASE 2

PHASE 3

### PAYMENT PLAN:

Outright

3 Months

6 Months

### INITIAL DEPOSIT (In Letters):

### NUMBER OF PLOTS: (In Words)

### Realtor/Marketer in Charge:

## SALES AGREEMENT AND UNDERTAKING

- Whereas the Vendor has agreed to sell and the purchaser has agreed to buy Plot(s) of land in Maven Estate Phase 2, Dagbayan via Talashe Igbonla, Epe and Maven Estate Phase 3, Solaru Village, Okenla Via Tomoba, Epe.
- Purchaser who make complete payments shall have plots within Maven Estate Phase 2 and Phase 3.

### 3. INSTALMENT PAYMENTS TERMS – MAVEN ESTATE PHASE 2:

#### Payment Plan (500sqm)

	Price	Initial Deposit	Monthly Payment	Tick Appropriately
Outright Payment (0-1 Month)	N3,250,000	-	N3,250,000	<input type="checkbox"/>
3 Months	N3,450,000	N1,200,000	N1,125,000	<input type="checkbox"/>
6 Months	N3,650,000	N1,200,000	N490,000	<input type="checkbox"/>
Documentation Fee: N550,000 Developmental Fee: N650,000		(Payment can be spread for 6 months)		<input type="checkbox"/>

#### Payment Plan (300sqm)

	Price	Initial Deposit	Monthly Payment	Tick Appropriately
Outright Payment (0-1 Month)	N1,200,000	-	N1,200,000	<input type="checkbox"/>
3 Months	N1,400,000	N500,000	N450,000	<input type="checkbox"/>
6 Months	N1,600,000	N500,000	N220,000	<input type="checkbox"/>
Documentation Fee: N250,000 Developmental Fee: N500,000		(Payment can be spread for 6 months)		<input type="checkbox"/>

### 4. INSTALMENT PAYMENTS TERMS – MAVEN ESTATE PHASE 3:

#### Payment Plan (500sqm)

	Price	Initial Deposit	Monthly Payment	Tick Appropriately
Outright Payment (0-1 Month)	N2,050,000	-	N2,050,000	<input type="checkbox"/>
3 Months	N1,200,000	N500,000	N450,000	<input type="checkbox"/>
6 Months	N1,500,000	N500,000	N250,000	<input type="checkbox"/>
Documentation Fee: N450,000 Developmental Fee: N600,000		(Payment can be spread for 6 months)		<input type="checkbox"/>

- Maven Estate shall be managed by the Vendor or its nominated assignees.
- The Purchaser only have full ownership of the units of plots he/she purchased and shall not assume ownership of any other plot in the estate.
- The common areas in the estate shall be owned and managed by the Vendor.
- Commercial and corner piece of plot(s) shall attract 25% additional fees.
- Upon any default of payment, the Vendor has the capacity to terminate the contract or give two months grace period for payment. Refund or Sale proceeds from sale of the client's land shall be paid to the defaulter less administrative deductions.

## TERMINATION

A party may terminate this agreement when any of the following events occurs:

- Failure of the purchaser to pay all fees required payable on the unit as at when due and accordance with the terms of the agreement.
- Where the purchaser fails to pay the instalment consistently.

## CLAUSES

- Land purchased cannot be used for any religious activity. The land is strictly for residential purposes.
- Commercial activities shall be done in the commercial area of the estate.
- Maven Estate is a site and serviced estate, an annual fee and maintenance charges shall be applicable upon delivery of the estate in the near future to cover the Cost Of Security, Estate Lighting, Gardening and General Estate Maintenance. This fee is going to be reasonable and charge at prevailing rate upon Estate delivery.
- Land can be held/kept for a reasonable length of years (3 to 8 years) and it is expected to be maintained by the owner after physical allocation.

Subscriber's Signature:

Date:

All Payments should be made in favor of

KESHAB PROPERTIES AND INVESTMENTS LIMITED (Naira Accounts)



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