



- Real Estate Marketing
- Project Management
- Facilities Management
- Cadastral/Land Surveying

ANAOMA ROYAL GARDENS

SUBSCRIPTION FORM

Please complete all fields in BLOCK LETTERS

Customer Information

*Name *Date

Mr. Mrs.

(Surname) (Middle Name) (First Name)

Mr. Mrs.

Surname (Middle Name) (First Name)

*Preferred Name for Title preparation

Mr. Mrs.

*Marital Status Single Married Other (Specify) _____ Sex Male Female

*Name of Spouse

Surname (First Name)

*Nationality Nigeria Others (Specify) _____ * Occupation

*Employer's Name/Name

*Residential Address

City/Town LGA

*State *Postal Code

*Country of Resident Nigeria Others (Specify) _____ * Language:

*Email:

*Phone Number

*Next of Kin

*Name

*Residential Address

LGA

*Phone Number

Type of plots Residential Commercial plot attract 10% Number of plots 600sqm 300sqm

Payment Plan: Outright Installment Corner Piece Plot(s) Attract 10% of Land cost

A. I Hereby affirm that all information provided as a requirement for the land in Anaoma Royal Gardens, Akanabu Village, Idemmili North L.G.A, Anambra State is correct, Stanville Luxury Homes & Gardens Limited shall not be held responsible for any inaccurate information provided by the subscriber.

*Signature _____ *Date

REFERRED BY: *Date

REFERRED PHONE NO.:

Email: _____

ANAOMA ROYAL GARDENS, UMUOJI

FREQUENTLY ASKED QUESTIONS / TERMS & CONDITIONS

Q1. WHERE IS ANAOMA ROYAL GARDENS?

ANAOMA ROYAL GARDENS is situated in Akanabu Village, Idemmili North L.G.A, Anambra State.

Q2. WHO ARE THE OWNERS/DEVELOPER OF ANAOMA ROYAL GARDENS?

A. STANVILLE LUXURY HOMES & GARDENS LIMITED, a Leading Real Estate Company Marketing Company in Lagos Nigeria.

Q3. WHAT TYPE OF TITLE DOES ANAOMA ROYAL GARDENS HAS ON THE LAND?

A. Deed of Assignment with Land Owners and Registered Survey plan approved by Lagos State Government.

Q4. ARE THERE ANY ENCUMBRANCES ON THE LAND?

A. The land is free from every known government acquisition or interest and adverse claims.

Q5. WHAT IS THE PAYMENT STRUCTURE? (Outright and Installment Payment)

- A. (a) Payment of N1,500,000 with a Discount of N300,000 on outright payment
 (b) 3 Month Payment Plan Available.
 (c) Commercial plots Attract additional 10% of land cost
 (d) Corner piece plots Attract additional 10% of land cost
 (e) N.B :- Non-payment of the monthly installments as at when due shall be treated as a fundamental breach of the contract which will result in termination or revocation of the contract/OR attract default charge of 10% of the month payment.

Q6. WHAT IS THE SIZE OF THE PLOT?

A. 450sqm

Q7. IS THE ROAD TO THE COTTAGE MOTORABLE?

A. Yes the road to the estate is motor able.

Q8. WHAT OTHER PAYMENT DO I MAKE APART FROM THE PAYMENT FOR THE LAND?

- | | |
|------------------------------|---|
| (a) Legal Fee: | N100,000 (Deed of Assignment) |
| (b) Survey plan Fee: | N150,000 only per plot (subject to review) Survey plan with Company's name attract double charges |
| (c) Development Fee: | To Be Communicated Later |
| (d) Corner Plot demarcation: | N50,000 only per plot (Subject to review) |

Q9. WHEN DO I MAKE THE OTHER PAYMENT?

A. (i) Survey Plan and Deed of Assignment payment can be made before or after the Physical Allocation, (ii) Development Levy will be determined later. (iii) Corner Plot Demarcation is N50,000 per plot payable after payment for land and before Physical Allocation of plot.

Q10. WHAT DO I GET AFTER THE INITIAL DEPOSITE?

A. Starters pack comprising a letter of acknowledgement of subscription, receipts of payment.

Q11. WHAT DO I GET AFTER COMPLETING PAYMENT FOR THE LAND?

A. (a) Completion Payment Receipt, Contract of Sales & Allocation Notification Letter (a) Deed of Assignment & Survey Plan after Physical Allocation is done.

Q12. CAN I START CONSTRUCTION OR BUILDING ON THE LAND NOW?

A. You can start building on the land after Physical Allocation, while Fencing will be done in the 2nd year and Other Infrastructures will commence the 3rd year.

Q13. IS THERE ANY TIME LIMIT TO COMMENCE WORK ON MY LAND AFTER ALLOCATION?

A. No But after Physical Allocation is Concluded

Q14. IS THERE ANY RESTRICTION REGARDING THE TYPE OF BUILDING I CAN CONSTRUCT IN THE COTTAGE?

A. Yes. As per our building code.

Q15. CAN I RE-SELL MY PLOT/PROPERTY?

- A. Yes a subscriber who have paid up on their land can re-sell their plot(s). STANVILLE LUXURY HOMES & GARDENS LIMITED would require the seller to furnish the company with details of the buyer
 B. A Charge of 10% of the land consideration (Covering Transfer Documentation Fee shall be paid to the Company by the buyer..

Q16. CAN I PAY CASH TO YOUR AGENT?

A. All Payment should be made in favour of STANVILLE LUXURY HOMES & GARDENS LIMITED.

Q17. WHAT IS THE DEVELOPMENT PLAN FOR THIS SCHEME

- A. 1st Year – Sales, Clearing, Mapping out, Physical Allocation, Front Fencing, Gate House Development.
 B. 2nd Year – Other Fencing and Internal Road
 C. 3rd Year – Other Infrastructures

THEREFORE, THE INFORMATION PROVIDED, FAQ AND TERMS HEREWITH IS ACCEPTABLE AND CONSENTED BY ME, I ACKNOWLEDGE RECEIVING A COPY OF IT.

SUBSCRIBER'S

NAME.....SIGNATURE.....DATE.....