

- ☐ Architecture
- ☐ Construction
- ☐ Real Estate

RECENT
PASSPORT
HERE

SUBSCRIPTION FORM

Customer Information

*Date	D	D		M	M		Y	Y	Y	Y
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[illegible][illegible][illegible]

*State											*Postal Code				
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*Country of Residence: Nigeria ☐ Others (Specify) _____ *Language: _____

[illegible][illegible][illegible]

*Residential Address																		
									City/Town					L.G.A. (Residential)				

[illegible]

*Payment Plan: ☐ Outright ☒ 6 Months ☐ 12 Months

Ihereby affirm that all information provided as a requirement for the land in **Einstein Estate, Elite Villa Estate phase** is true and any false or inaccurate information given by me may result in the decline of my application.

*Signature _____ *Date

D	D
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M	M
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Y	Y	Y	Y
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[illegible][illegible]

C12, SHAMRAZ PLAZA, OPPOSITE MURTALA PARK, MINNA, NIGER STATE

FREQUENTLY ASKED QUESTIONS / TERMS & CONDITIONS

Q1. WHO ARE THE OWNERS/DEVELOPER OF ELITE VILLA ESTATE?

A. EINSTEIN CONSTRUCTIONS AND REAL ESTATE. A Leading Construction and Real Estate Company with Head office in Benin City, Edo State.

Q2. WHAT TYPE OF TITLE DOES EINSTEIN CONSTRUCTIONS AND REAL ESTATE HAVE ON THE LAND?

A. Deed of ASSIGNMENT, CoFo (in view) and Niger State Government Approved Survey Plan

Q4. ARE THERE ANY ENCUMBRANCES ON THE LAND?

A. The land is free from every known Encumbrances

Q5. WHAT IS THE PAYMENT STRUCTURE?

A. (a) 6 Months Installment Payment

(b) Outright payment ₦350,000 for 300sqm and ₦550,000 for 500sqm

(c) Non-payment of the monthly installments as at when due shall be treated as a fundamental breach of the Contract which may result in termination/ revocation of the contract OR attract default charge of 10% of the Months Payment

Q6. WHAT IS THE SIZE OF THE PLOT?

A. 300sqm

B. 500sqm

Q7. IS THE ROAD TO THE ESTATE MOTORABLE? Motorable.

A. Yes, the road to the estate is Motorable.

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

(a) Deed of Assignment: _____

(b) Provisional Survey Fee: _____

(c) Estate Development Fee: Will be communicated later

(d) Plot demarcation: Will be communicated

Q9. WHEN DO I MAKE THE OTHER PAYMENTS?

A. After payment for the land and before Land Development.

Q10. WHAT DO I GET AFTER THE INITIAL DEPOSIT?

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. Starter pack comprising a Payment Notification receipt(s) of payment, Deed of Conveyance

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

A. Subscribers are expected to commence development/improvement of their plots within six (6) months to (12) Months of Physical Allocation.

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

A. Yes. You are expected to commence development within Six (6) months or (12) Months of your Physical Plot Allocation. Failure to commence Development within (24) months, there will be a grace period of (12) months. Further Failure to meet up you will be relocated to the Estate Extension.

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

A. Yes. The estate layout is in sections and you are allowed to build houses on each sections based on designated use or plan for that section (Commercial or Residential) i.e. Bungalow, Block of Flats, detached houses (duplex). Note "Face me - I - Face you" (Tenement building) and High-rise houses will not be permitted. All building designs must conform to the required set back of building control of the estate and such design would be approved by the company and with NIGIS afterwards.

B. You are permitted to alter your Interior and Exterior according to your taste.

Q15. CAN I RESELL MY PLOT/PROPERTY?

A. Yes, Subscriber who have paid up on their land can resell their plot(s). EINSTEIN CONSTRUCTIONS AND REAL ESTATE would require the seller to furnish the company with details of the new buyer.

B. A Charge of 10% of the land consideration (Covering Transfer Documentation on shall be paid to the Company by the buyer)

Q16. CAN I PAY CASH TO YOUR AGENT?

A. We strongly advise that cash payment should ONLY be made to EINSTEIN CONSTRUCTIONS AND REAL ESTATE at its designated banks. Otherwise Cheques should be issued in favour of LEINSTEIN CONSTRUCTIONS AND REAL ESTATE. We shall not accept any responsibility for any liability that may arise as a result of a Deviation from the above instruction.

Q17. WHAT HAPPENS IF I CANNOT CONTINUE WITH THE PAYMENT? CAN I GET A REFUND?

A. Yes, you can apply for refund only if you have not been allocated your plot(s). In the event of a Refund, you are required to give the company Ninety (90) days notice to process your refund request and a further Sixty (60) days processed and paid less 40% (Administrative Fee and Others).

I hereby confirm that I have seen the land and ready to go on with the transaction.

THE TERMS AND CONDOTIONS ARE ACCEPTABLE AND CONSENTED TO BY ME, I ACKNOWLEDGE RECEIVING A COPY OF IT.

SUBSCRIBERS' NAME.....SIGNATURE.....DATE.....