

SHERWOOD COURT ESTATE

📍 Sangotedo Ajah

APPLICATION FORM

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 housing units, you are required to pay only to **Finebricks Properties Investment Limited** 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.

Individual Subscription

Title: _____ Surname: _____

First Name: _____

Other Name: _____

Residential Address: _____

Phone No: _____ E-mail: _____

Date of Birth: _____ Nationality: _____

Marital Status: _____ Occupation: _____

Work Place: _____ Work Place Address: _____

Payment Plan

4bedroom terrace **N63,000,000 — 4 MONTHS (OUTRIGHT)**

6 MONTHS 12 MONTHS

3bedroom semi detached	N68,000,000	N70,000,000
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Documentation Fee: N1.5 Million

Means of Identification

International Passport National ID Card Driver's License | Permit

Voter's Card Others

Source of fund for property purchase: _____

Next of Kin Information

Name of Next of Kin: _____

Relationship: _____ Phone No: _____

Address: _____

E-mail: _____

Acceptance & Undertaking

I _____ Whose particulars are as stated in the attached application form do hereby affirm that I have read and clearly understand the terms and conditions contained herein and intend to be bound by same. I certify that all information given by me is true and correct to the best of my knowledge.

Signature of Application(s)

Date

Official Use Only

Consultant Name:	Phone No:
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Consultant Email:	CID No:
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Corporate Subscription

Company Name: _____ Industry: _____

Address: _____

Improvement and Fixtures include

All improvements and fixtures which shall be available in your housing unit upon delivery may include electrical fittings, plumbing, lightning, Sanitary wares, Kitchen Cabinets, Tiles, windows and doors.

PLEASE NOTE THAT:

- a) Your deposit entitles you to a slot but construction of subscribed unit does not commence until a sum equivalent to 50% of the Unit has been paid. A monthly instalment or such other arrangement must accumulate to 50% before a unit is guaranteed to the Subscriber.
- b) Your documentation fee covers Deed of Assignment, Survey plan and Developmental fee.
- c) In the even of the rising cost of inflation, the Company hereby reserve the right to renegotiate the earlier agreed consideration to meet the cost of inflation at the existing market standard at such time.

Payment Mode

All payments should be made to: **A/C NAME: FINEBRICKS PROPERTIES & INVESTMENT LIMITED [KeyStone Bank: 1013083701 GTBank: 0656680103 Providus: 5400849958]**

Payment - cheques or bank drafts for your housing unit should only be made into Finebricks Properties & Investment Ltd designated account. Finebricks shall not be responsible for loss of money due to failure to strictly adhere to this terms and conditions.

Payment / Documentation

Upon payment of the initial deposit of ₦5 million, you will receive your: Receipt, Invoice, Statement of Accounts and Contract of Sale. Upon payment for Title Documents, you will receive your Survey Plan and a Deed of Assignment. You will be responsible for perfection of title to your property.

Refund

In the event of refund, you are required to give 90 days' notice in writing to the company, which shall be the period within which your refund shall be processed. Your refund shall be made less 10% administrative fees. Refund is subject to the resale of the unit purchased.

Default

Where the PURCHASER fails to make complete payment at the expiration of 3 months, there shall be a grace period not exceeding additional 30 days. At the end of the grace period, if payment is not made within 30 days, there shall be a penalty of 5% interest on the balance yet unpaid within 30 days. the company as VENDOR is at liberty to renegotiate contract terms and conditions and shall have the power to revoke the sales where it is deemed appropriate or review consideration at the current market rate.

Transfer of Interest

In the event that you choose to sell your housing unit, you will be required to complete our change of ownership procedure. The applicable fees shall be a non-refundable sum of N 500,000 (Five Hundred Thousand Naira) per unit. This transfer fee is subject to upward review and is required to be paid before title is transferred to the new purchaser. Both parties are at liberty to agree on who to bear the cost of transfer of interest. Where property is being transferred to a third party, the purchaser shall bear the cost of procuring a fresh survey plan, deed of assignment and any other document relevant for transfer of title. The applicable cost shall be communicated to parties at the point of notification of transfer.

Services Charge

You will be required to pay an annual service charge which shall cover maintenance of common n utilities and common areas within the estate. For the first 2 years, you shall be required to pay in advance a deposit of the estimated annual service charge. Service Charge payment becomes payable upon handing over of your unit to you and it is subject to review to reflect economic realities.

Cancellation of Subscription

Finebricks Properties & Investment Ltd reserves the right to terminate your subscription where you fail to meet your payment plan, your failure to adhere to the terms and conditions contained herein or meet the purchase requirements. Where you choose to cancel your subscription, Finebricks Properties shall not be obligated to procure a third party to acquire your interest in your housing unit. The relevant conditions to cancellation/request for refund applies.

Marketing Material

Renditions of the Estate and Units made in marketing materials are artist renditions and not the final designs or layout for the property to be purchased. Finebricks Properties will ensure delivery of your housing unit with extreme resemblance with actual renditions represented in the marketing communication material. However, slight variations are inevitable in construction realities.

Direct Bank Deposit

Direct payments into our account will only be recognized when we received evidence of such payment(s) from purchasers or their representatives, and is subject to the execution of the contract of sale, which will contain the detailed terms and conditions of the sale.

Disclaimer

1. Where you transfer to banks other than Finebricks Properties designated accounts, Finebricks Properties shall not be liable for any financial loss as a result thereof.
2. Marketing materials are artistic renditions and not final designs and must not be treated as such.
3. Execution of this terms and conditions and application form does not confer any legal obligation on both parties until payment for a unit has been made.

Official Use Only

Consultant Name:	Phone No:
Consultant Email:	CID No:

I / We confirm that I / We have read and understand the terms of offer and agree to be bound by the terms.

Purchaser's Signature

Purchaser's Name

Date

Realtor

Signature(s)