



# VIVA GARDENS

SUBSCRIPTION FORM

DEVELOPMENT BY **ASSETCREST**  
REALTY LTD





Reference Number

## Personal Information

Title	Surname	
First Name	Other Names	
Residential Address		
Phone Number	Email	
Date of Birth	Nationality	Marital Status
Occupation	Place of Work	
Work/Office Address		

## Next of Kin Information

Name of Next of Kin	
Relationship	
Phone Number	Email
Address	

## Property Information

<b>Property Type</b>		
Corner Piece	Number of Plots	
Select size of plot	<input type="checkbox"/> 300 SQM	<input type="checkbox"/> 600 SQM <input type="checkbox"/> 1000 SQM

# Property Information

**Preferred Payment Plan** Select payment plan  Outright  Installment

Other (Specify)

**Duration** Select payment duration  0 - 3 Months , Others

## Reason for purchase

- To build for residence  Land Banking  
 To build for rental income  To Lease

How did you hear about us?

I/We further declare that the information given in this/the application form is true and correct to the best of my/our knowledge and nothing material has been concealed.

Name of Witness

Phone Number

Email

Address

## Relevant Documents

1. Passport Photograph 2. Means of Identification

Signature

## Declaration

I/We hereby declare that I/We fully understand the terms and conditions regarding the purchase and to fully abide by same.

I/We \_\_\_\_\_ make this declaration believing that all information provided to be true in every particular.

Date of Subscription

Signature

## For official use only

Realtor's Name

Phone Number

Email

Realtor's Group

Signature



## FREQUENTLY ASKED QUESTION / TERMS AND CONDITIONS

Please read these Terms and Conditions carefully before fully subscribing to the estate by appending your signature.

### **Where is VIVA GARDENS ESTATE Located?**

Viva Gardens Estate is located in Ijaiye Moniya-Isehin Road, Ibadan, Oyo state.

### **Who is the developer of VIVA GARDENS ESTATE?**

ASSETCREST REALTY LIMITED RC 1905127.

### **What Title does VIVA GARDENS ESTATE have on the land?**

i. Registered survey and C of O (in view).

### **What is the Payment Structure?**

**Prelaunch** 0-3 months N600,000(300sqm)

0-3 months N1,200,000(600sqm)

0-3 months N2,000,000(1000sqm)

0-3 months N2,500,000(900sqm) Commercial Plot.

### **Default Policy**

After the initial payment, the remaining balance is meant to be paid monthly. Non payment of the monthly instalment as at when due will be termed as a fundamental breach of the agreement which can attract a charge of five per cent (5%) after two (2) consecutive defaults of the monthly instalment.

### **Will there be extra charges for corner piece plots?**

YES, Corner Piece Plots attracts extra 15% charges.

### **When will my plot(s) be allocated to me?**

Physical allocation is done Instantly after the completion of payment and all othe statutory fee.

Please Note: For Subscribers to be eligible for Physical Allocation, they must have complete full payment for plot price and other statutory charges.

### **What documents do i get after completion of payment for the Land?**

- i. Letter of Acknowledgement
- ii. Purchased Receipt
- iii. Contract of Sales Agreement.

### **When do I get my Survey and Deed of Assignment?**

The Survey Copy and Deed of Assignment would be given to each subscribers who have completed payment on the day of Physical Allocation.



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### Is the road to the Estate Motorable?

YES, the road to the Estate is motorable.

### Is there any time to commence work on my land after allocation?

No, there is no time to commence work but after the Building Plan Approval has been sought and received from the appropriate authorities.

However, maintenance of undeveloped plots must be done frequently for the safety of the residents living in the estate.

### Can I resell my plot(s) or property?

Yes, a subscriber that has fully paid up for his/her plot(s) can resell their land but the company has to be duly informed for documentation processes and fee of N100,000 paid to the company for change of ownership.

### Can I pay cash to your Agent?

We strongly advise that all payments should be made to ACCESS BANK ASSETCREST REALTY LIMITED **1633947647**, or ACCESS BANK (DOLLAR ACCOUNT) ASSETCREST REALTY LIMITED. **1850734611**

ACCESS BANK (POUNDS ACCOUNT) ASSETCREST REALTY LIMITED. **1848946992**

Otherwise, cheque(s) should be issued in favour of ASSETCREST REALTY LIMITED.

We shall not accept any responsibility for any liability that may arise, as a result of deviation.

### If I paid outright payment or installments payment for my plot(s) and I'm no longer interested, can i get a refund?

YES, but it would be subjected to getting another buyer and less 40% administration fee.

A 120 days (3months) period would be allowed for the vendor to process the payment.

Also, note that the refund will be made only after the plot(s) have been resold.

Kindly, fill and sign the column below to indicate you have read and understood clearly the FAQ and terms & conditions.

Subscriber's Name

Signature

Date



## ANTI-MONEY LAUNDERING POLICY

Assetcrest Realty Limited - Declaration related to the combat against money laundering (AML) and terrorism financing (CFT) and in fulfillment of the Special Control Unit Against Money Laundering (SCUML) mandate.

I/We \_\_\_\_\_ ("the Client") (please insert the natural or corporate name of the Client above) Hereby affirm that:

- The money paid by the Client to Assetcrest Realty Limited Account is not the proceeds of crime.
- Both the Client and Assetcrest Realty Limited are subject to and obliged to comply with all relevant laws, regulations, and lawful orders or directives related to the combat against money laundering (AML) and terrorism financing (CFT).
- The Client has implemented written procedures and control mechanisms to ensure compliance with anti-money laundering laws and regulations regarding the source of funds for transactions with Assetcrest Realty Limited.
- The Client shall indemnify Assetcrest Realty Limited for any loss or injury suffered by Assetcrest Realty Limited or its employees arising from actions of law enforcement agencies, including the Judiciary.

### Signed by the client or client's representatives

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Position/Status: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_