



IBUSA, ASABA

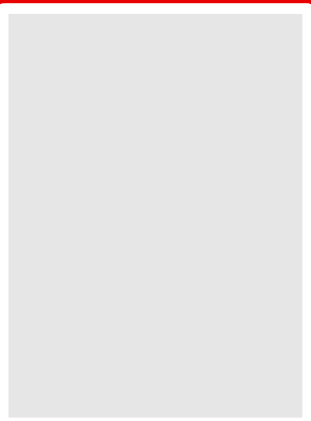
**OAK HAVEN
ESTATE
PHASE 1**

SUBSCRIPTION FORM

OAK HAVEN ESTATE (PHASE 1)

Commercial and Residential Plots | SUBSCRIPTION FORM

TYPE OF PLOTS: RESIDENTIAL COMMERCIAL(ATTRACTS 10%) 464SQM
 PAYMENT PLAN: OUTRIGHT INSTALLMENT
 NUMBER OF PLOTS CORNER PIECE PLOT(S)(ATTRACTS 10%)



SECTION 1: PERSONAL DETAILS ** Please fill appropriately & tick where necessary

Title Name(s)

NAME*

Title
(MR, MRS, DR)

Other Names

NAME OF SPOUSE*

Title
(MR, MRS, DR)

ADDRESS*

DATE OF BIRTH* GENDER* MALE FEMALE

MARITAL STATUS* NATIONALITY *

OCCUPATION EMPLOYER'S NAME*

COUNTRY OF RESIDENCE LANGUAGE SPOKEN

EMAIL ADDRESS*

TELEPHONE NUMBER MOBILE NUMBER

SECTION 2: NEXT OF KIN

NAME ADDRESS
 PHONE NUMBER
 EMAIL ADDRESS

SECTION 3: SUBSCRIBERS DECLARATION

I..... hereby declare that, all the information provided on this subscription form is for the purpose of obtaining properties is true and correct to the best of my knowledge.

DATE* SIGNATURE OF THE SUBSCRIBER*

REFERRAL DETAILS

NAME
 PBO. ID
 PHONE NO
 EMAIL



FREQUENTLY ASKED QUESTIONS/TERMS & CONDITIONS

Q1. WHERE IS OAK HAVEN ESTATE (PHASE 1) ?

A. HAVEN HEIGHTS Estate is located at Ibusa, Delta State

Q2. WHO ARE THE OWNERS/DEVELOPERS OF OAK HAVEN ESTATE (PHASE 1) ?

A. PWAN Haven Investment and Realtors Ltd a Leading Real Estate Company.

Q3. WHAT TYPE OF TITLE DOES OAK HAVEN HAVE ON THE LAND?

A. Registered Survey & Deed Of Assignment.

Q4. ARE THERE ANY ENCUMBRANCES ON THE LAND?

A. As at the time of sale, the land is free from every known government acquisition or interest and adverse claims.

Q5. WHAT IS THE SIZE OF THE PLOT?

A. 464SQM

Q6. IS THE ROAD TO THE ESTATE MOTORABLE?

A. Yes. The Road to the estate is Motorable

Q7. WHAT OTHER PAYMENTS DO I MAKE APART FROM THE PAYMENT FOR THE LAND

A Deed Of Assignment:(Waivered) B. Survey Plan Fee: (Waivered) C. Plot Demarcation: (Waivered)
D. Development Fee :To Be Communicated Later.

N.B; The Cost On Documentation is Per Plot

N.B; Development Fee would be reviewed upward, when there is a surge in cost of construction materials.

N.B; A Default in payment within the specified payment period may result in the following;

A) A 10% Intrest fee on the outstanding amount.

B) An upward review of the sale price of the plot(s)

C) Termination of your subscription to purchased plot(s) in event of two(2) Successive Defaults

Q8. WHEN DO I MAKE THE OTHER PAYMENTS?

A. Other payments can be made before the physical allocation exercise

Q9. WHAT DO I GET AFTER INITIAL DEPOSIT ?

A. Letter of Acknowledgment of subscription and receipt of payment.

Q10. WHAT DO I GET AFTER COMPLETING FULL PAYMENT FOR THE LAND?

(A) Full Payment Receipt. (B) Contract Of Sale. (C) Payment Notification Letter.

Q11. WHEN DO I GET MY ALLOCATION ?

A. We Give Paper Allocation Based On LayOut.

B. Physical Allocation To Be Done after full payment of Land(To be conducted during the dry season).

Q12. 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 Limited To Build Houses On Each Section 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 Design Must Conform To The Set Back Of Building Control Of The Estate And Such Designs Would Be Approved By The Company And With The Delta State Government Afterwards.

FREQUENTLY ASKED QUESTIONS/TERMS & CONDITIONS

Q13. CAN I PAY CASH TO YOUR AGENT?

A. We Strongly advise that cash payment or cheque(s) be made to or in favor of **PWAN HAVEN INVESTMENT & REALTORS LTD** at its designated banks. We shall not accept any responsibility for any liability that may arise as a result of a deviation from the above instructions.

Q14. CAN I RE-SELL MY PLOT/PROPERTY?

A. Yes, A subscriber who has completed on their land can re-sell their plot(s). We require you to furnish the company with details of the buyer.

B A charge of 10% of the land consideration (covering the transfer documentation fee shall be paid to the company by the buyer.)

Q15. WHAT HAPPENS IF I CANNOT CONTINUE WITH THE PAYMENT? CAN I GET A REFUND?

A. Yes, You can apply for a refund only with the following conditions. In 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 if the process isn't completed after the first 90 days.

The refund shall be processed and paid less 40% administrative fee and others.

PAYMENT PLAN STRUCTURE

PAYMENT PLAN	SERVICED PLOTS
OUTRIGHT	N4,500,000
6 MONTHS	N5,000,000
12 MONTHS	N6,000,000

I WANT TO BE ALLOCATED MY PLOT AT THE FRONT PART OF THE ESTATE, AS I CONFIRM THAT I WILL BE DEVELOPING MY PROPERTY, WITHIN SIX MONTHS OF PURCHASE

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

NAME: Signature Date

ALL PAYMENTS SHOULD BE MADE IN FAVOUR OF

**PWAN HAVEN
INVESTMENTS &
REALTORS LTD.**



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