



GRACELAND ESTATE

Omu-Epe, Lagos

**SUBSCRIPTION FORM
& FAQs**



SUBSCRIPTION FORM

INSTRUCTIONS

- Please read this form carefully before filling
- This form should be completed in BLOCK LETTERS only
- Please supply accurate information only (All information supplied will be treated as confidential)
- The passport photo to be attached must be a recent one and reflect the true like-ness of the individual applying or that of an authorizing officer of the establishment making the application.
- Direct enquiries to Integrity Homes and Investment Co. Ltd. (find office address overleaf)
- Names will appear on your title documents as filled on this form. Any subsequent alteration on your documents will attract an administrative fee of the sum of One Hundred and Fifty Thousand Naira (N150,000.00) only .
- Filling this form without payment of deposit does not create any obligation between subscriber(s) and the company .

Personal Data

Title		Surname	
Other Name			
Nationality			
Marital Status		Maiden Name	
Date of Birth		Nationality	
Residential Address			
E-mail			
Mobile			

AFFIX PASSPORT
PHOTO HERE

Next of Kin

Full Name			
Relationship		Mobile	
Address			
Occupation			
E-mail			

Who can access my information and receive documents on my behalf?

- ☐ My Realtor/Sales Agent with a valid means of ID for acknowledgment.
- ☐ Any other person must be duly authorized by client if the need arise. This implies an authorization email using the same email provided on this form by the client.
- ☐ None

Current Employment / Vocation / Business Details

Employer

Designation

Address

Telephone

Plots Choice

Number of plots

Size (sqm)

Terms & Conditions

- a. **REFUND POLICY:** When the purchaser determines not to continue with the payment without any default from the vendor, the vendor shall give the client plot(s) of land worth the amount paid, and in cases where the amount paid so far is not up to the amount of a plot, the vendor shall relocate the client to another property worth the amount the purchaser has deposited so far.
- b. **INDEMNITY POLICY:** When the purchaser determines not to continue with the payment without any default from the vendor, the vendor shall give the client plot(s) of land worth the amount paid, and in cases where the amount paid so far is not up to the amount of a plot, the vendor shall relocate the client to another property worth the amount the purchaser has deposited

Disclaimer

1. Where you transfer to banks other than Integrity Homes and Property designated accounts, Integrity Homes and Investment Co Ltd. 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.

Declaration

I/We

of

Do hereby solemnly and faithfully declare that all the information given above is truly mine.

I declare that the funds so used for the purchase of this land from INTEGRITY HOMES AND INVESTMENT CO. LIMITED is not a proceed of fraud, Money Laundering or any crime. .

Applicant's Signature & Date

OFFICIAL USE ONLY

Consultant Name: _____ Phone No. _____

Consultant Email: _____ CID No. _____

Referral Details

Name: _____ Phone No. _____

Email: _____ Date. _____



FREQUENTLY ASKED QUESTIONS

Where is The Graceland Estate Located?

The Graceland Estate is located at Omu-Epe, Lagos

Who is the Developers of Graceland Estate?

INTEGRITY HOMES AND INVESTMENT CO. LTD
(A subsidiary of CALEBELLA INTEGRITAS PROJECTS LTD)

What is the plot size at Graceland Estate ?

350sqm, 400sqm, 450sqm and 500sqm for Residential only

What is the price per plot and is there an affordable payment plan?

Kindly check the flyer for current prices and payment plan

Is the price subject to change?

Yes, prices are subject to periodic reviews

Is there any document / title on the land?

Registered Survey and Deed of Assignment

What documents do I get after making full payment

Receipts of payment and contract of sales

While; Deed of Assignment Survey Plan Allocation Letter
will be given upon allocation

Is there any developmental Levy and how much am I paying?

Yes, Four hundred thousand naira (₦400,000), for perimeter fence & Gate House

What are the other infrastructure that would be provided?

- | | | |
|---|-----------------------------|---------------------------|
| 1. Good interlocked road network | 2. Good water supply | 3. Electricity |
| 4. 24/7 security service | 5. Clinic | 6. Relaxation area |
| 7. Community viewing center | | |

When will I be allocated?

Maximum 7 days after full payment

Any return on investment?

Yes, you have a guarantee 100% returns of investment.

Is there any refund policy if I cannot continue payment?

No, when you cannot continue payment without any default from the vendor, the vendor shall give the client plot(s) of land worth the amount the purchaser paid and in cases where the amount paid so far is not up to the amount of a plot in the said estate, the vendor shall relocate the purchaser to another estate worth the amount the client has deposited so far.

Can i start construction of building immediately?

Construction can commence provided that Development Levy has been paid in full and the Building Plan approval has been sought and obtained from the appropriate authorities.

Is there any restrictions of building types i can construct in the estate?

You need to conform with the estate layout the estate layout and build according to the designated sections. So your are only allow to build houses on each section based on the designated use or plan for that section (commercial or residential) i.e. bungalow, blocks of flats, detached houses (duplex). Note, Tenement buildings (face-me-l-face-you) are not allowed. All building designs designs must conform to the required set back of building control of the estate and such design would be approved by the company and LSG afterwards.

Is the road to the estate motorable?

Yes, the road to the estate is accessible

Can i have a survey cover for more than one (1) plot?

Yes, however payment for each survey (per plot) will be made in accordance with the number of plots purchased.

What is the transaction process?

- Inspection of land-Fill the subscription form as well as FAQ
- Make payment for the property
- Send payment evidence, filled form and signed FAQ
- issuance of Invoice, Customer Statement, Receipt and Contract of Sales
- Issuance of Allocation Letter
- Issuance of Survey, Deed of Assignment
- Physical Allocation

Can I pay a deposit and pay the balance any time within the duration of the tenure chosen?

After the payment of initial deposit, you are expected to pay the balance within the agreed payment plan you subscribed to, as non-payment as at when due will be treated as a breach.

However, if you choose to continue payment after the breach, it will attract a 5% interest for a period not more than 6 MONTHS.

If after the extra months and you are still not able to continue with the payment without any default from the vendor, the vendor shall give the client plot(s) of land worth the amount the purchaser paid and in cases where the amount paid so far is not up to the amount of a plot in the said estate, the vendor shall relocate the purchaser to another estate worth the amount the purchaser has deposited so far.

Is there any encumbrance on the land?

The land is free from every known encumbrance and no adverse claimant on the land, it is free from government acquisition.

Where do I make payments?

Cash payments or transfer must be deposited into



Integrity Homes & Investment Co Ltd,
1312786000

or make a draft cheque in favour of INTEGRITY HOMES AND INVSTEMENT CO. LTD

THE INFORMATION PROVIDED, FAQ AND TERMS HERewith IS ACCEPTABLE AND CONSENTED BY ME. I ACKNOWLEDGE RECEIVING A COPY OF IT. *(Please read and sign the column below to indicate you have read and understood the content of this document)*

Subscriber's Name:

Address:

Tel:

Email:

Signature & Date:



GRACELAND ESTATE

Omu-Epe, Lagos

A Development
by

INTEGRITY
HOMES AND INVESTMENT CO. LTD
...trading with integrity

☎ 08036857170

✉ integrityhomes1725@gmail.com