



ACEROYAL
DOWNTOWN
LAGOS
COMMERCIAL CITY
PHASE 2

**FAQS
&
CONSENT
FORM**

Lifestyle, Commerce and Beyond...

Consent Form

INSTRUCTIONS

1. Please read this form carefully before filling
2. This form should be completed in BLOCK LETTERS only
3. Please supply accurate information only (All information supplied will be treated as confidential)
4. The passport photo to be attached must be a recent one and reflect the true likeness of the individual applying or that of an authorizing officer of the establishment making the application.
5. Direct enquiries to customercare@aceroyalestates.com.
6. Names will appear on your title documents as filled on this form. Any subsequent alteration on your documents is to be decided and will attract a fee.
7. Filling this form without payment of deposit does not create any obligation between subscriber(s) and the company.
8. It would cost 50k for change or correction of details supplied by subscriber(s) after submission.

What we do with your Data

We are committed to protecting your personal information. The data you provide in this form will be used solely for the purpose of your acquisition of property from us. We will not share your information with third parties without your consent, unless required by law. Your data will be stored securely and will only be accessible to authorized personnel. You have the right to access, correct, or request the deletion of your personal data at any time. By providing your information, you consent to the collection and use of your data as outlined in this notice.

Personal Data

Title: _____	Surname: _____	<div style="border: 1px solid black; padding: 10px; text-align: center;">AFFIX PASSPORT PHOTO HERE</div>
First Name: _____		
Other Names: _____		
Residential Address: _____		

Phone No: _____	E-mail: _____	
Date of Birth: _____	Nationality: _____	
Marital Status: _____	Occupation: _____	

Work Place: _____

Work Address: _____

Means of Identification

- International Passport National ID Card Driver's License I Permit
- Voter's Card Others

Source of Fund for Property Purchase

Next of Kin Information

Name of Next of Kin: _____

Relationship: _____ Phone No: _____

Address: _____

Email: _____

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: _____ Phone No: _____

Corporate Subscription

Company Name: _____

Address: _____

Phone No: _____ Industry: _____

Email: _____

Please Tick Provided Documents

Copy of Certificate of Incorporation

Board Resolution Authorizing Purchase

Form CAC 7(particulars of director)

Directors Valid ID (At least 2)

Acceptance & Undertaking

We, whose particulars are as stated in the attached application form do hereby affirm that we have read and clearly understand the terms and conditions contained herein and intend to be bound by same. We certify that all information given by us is true and correct to the best of our knowledge.

Signature of (Director 1)

Signature of (Director 1/ Secetary)

Date

Date

Payment Option

Outright (Instant full Payment) 3 months 6 months 12 months

Plots Choice

Number of plots _____ Size (sqm) _____

What is your intended Use of Land

Kindly indicate the primary purpose for which you intend to use the land you are purchasing from Aceroyal Estates Homes.

- Hospitality (e.g, Hotel, Guest house)
- School (e.g., Nursery, Primary, Secondary, Tertiary institution)
- Industry (e.g., Factory, Manufacturing plant)
- Merchant Store (e.g., Retail shop, Supermarket, Wholesale)

Other (please specify): _____

NB: Any intended use that deviates from the standard commercial purpose of the land may require written approval from Aceroyal Estates Homes and adherence to additional regulations or fees.

Acceptance & Undertaking

I _____ acknowledge that all information which I have provided is accurate and complete to the best of my knowledge. I understand that entering incorrect or misleading information may result in delays, denial of services, or other consequences. I agree to take full responsibility for any issues arising from inaccuracies in the information I provide. I also understand that I may be required to correct any errors or provide additional documentation as necessary. By signing below, I confirm that I have read and understood this disclaimer.

Applicant(s) Signature

Date

TERMS AND CONDITIONS

Property Description

Downtown Lagos is strategically located in the serene district of Labour city, Ibeju Lekki, Coastal Road Lagos state.

Title/Documentation

The Title to the property is **GOVERNMENT ALLOCATION/C of O**. The purchaser shall be entitled to receive a contract of sale upon payment of 30% initial deposit. Upon payment for title documents, the purchaser shall receive a survey plan, a deed of assignment and an executed Form IC. Please note that our documentation fees do not include cost of perfection of title at the lands registry.

Property Handbook

Upon handing over of your property, you shall be provided with an handbook which shall guide you through your onboarding within the property and also familiarize you with your new environment. Due to the need for serenity and peaceful co-existence within the environment, the Handbook contains the estate rules and regulations which breach of the terms may lead to payment of fine.

Allocation

Only provisional allocation shall be granted where payment for the property is made in instalments. Final/Physical allocation shall be granted upon full payment of the property purchase price. Please be aware that land measurements for each unit will vary in size/shape and final measurement of land will be confirmed upon allocation of each unit. Request for re-allocation is not automatic, you may be required to make additional payment for requesting for re-allocation.

Refund Policy

In the event that 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 amount paid so far is not up to the amount of a plot in the said property, the vendor shall relocate the purchaser to another property worth the amount the client has deposited so far. Alternatively, the purchaser may request a refund, which shall be processed with a 40% deduction from the total amount paid.

TERMS AND CONDITIONS

Our AML Statement

In compliance with the extant anti-money laundering (AML) regulations of Nigeria, you confirm that all funds used for this transaction are derived from legitimate sources and are not obtained through illegal means. You agree to cooperate fully with any inquiries or investigations conducted by law enforcement agencies or regulatory authorities in relation to this transaction. You understand that any violation of AML regulations may result in legal action, including but not limited to, the seizure of assets and criminal prosecution.

In addition, you agree to indemnify, defend, and hold harmless Aceroyal Estates Homes Limited, its officers, directors, agents, and employees from and against any and all claims, liabilities, damages, losses, penalties, costs, or legal fees (including but not limited to, any claims or actions initiated by law enforcement agencies, regulatory bodies, or third parties) that may arise as a result of any breach of your obligations under the AML regulations, or as a consequence of any illegal, fraudulent, or improper activities in connection with this transaction.

You acknowledge that Aceroyal Estates Homes Limited is a legitimate business entity that operates in good faith, and its involvement in this transaction is based on the representations made by you in compliance with the law.

Indemnity for payment into Unauthorized Accounts

You agree to hold the Company harmless from any claims, losses, damages, or expenses (including legal fees) arising from or related to any payments made into an account that is not designated for this transaction. You acknowledge that only payments made to the specified account provided by the Vendor are deemed valid and will be applied toward the purchase price.

Brokers' Details

Full Name: _____

Phone No: _____ Group: _____

CID No: _____

Email: _____



Frequently Asked Question (FAQs)

Q: Where is Downtown Located?

A: Downtown Lagos is located at labour city, ibeju lekki, coastal Road Lagos state.

Q: Who is the Developer of Downtown Lagos?

A: Aceroyal Estates Homes Limited is the developer of this property

Q: What are the sizes of Land available at Downtown Lagos?

A: Available in 500SQM & 1000SQM only.

Q: What is the price per unit?

A: Kindly check the current flyers for prices.

Q: Is there an affordable payment plan and initial deposit?

A: Yes there is an affordable payment plan, up to 12 months.

Q: Is the price subject to change?

A: Kindly check the flyers for current prices.

Q: What is the title on the land?

A: The title on this land is Government Allocation/ C of O



Frequently Asked Question (FAQs)

Q: What documents do I get after making full payment?

A: Receipts of Payment Contract of Sales Deed of Assignment Survery Plan Allocation Letter will be given.

Q: When will I be allocated?

A: Only provisional allocation shall be granted where payment for the property is made in instalments, final/physical allocation shall be granted upon full payment of the property purchase price. Please be aware that land measurements of each unit will vary in size and final measurement of land will be confirmed upon allocation of each unit. Request for re-allocation is not automatic.

Q: Is there any refund policy if I cannot continue payment?

A: 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 amount paid so far is not up to the amount of a plot in the said property, the vendor shall relocate the purchaser to another property worth the amount the client has deposited so far. Alternatively, the purchaser may request a refund, which shall be processed with a 40% deduction from the total amount paid.

Q: Is there any encumbrance on the property?

A: The property is free from every known encumbrance and no adverse claimant on the property, it is a government industrial scheme allocation.

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

A: 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 each month of default.



Frequently Asked Question (FAQs)

Q: What is the cost of Corner piece ?

A: Corner piece, attracts 20% cost of land

Q: Is there a payment plan available?

A: Yes, there is. 3 months is interest Free

6 Months is Interest Free

12 Months is plus 10% Interest

Q: How do I make Payments?



**Account Name - ACEROYAL ESTATES -
DOWNTOWN LAGOS**

Currency - NGN

Account No - 1229668275

I understand and agree that the clauses in this subscription form and FAQ shall be read conjunctively with all other contracts which I may execute with the Company in respect of this subscription

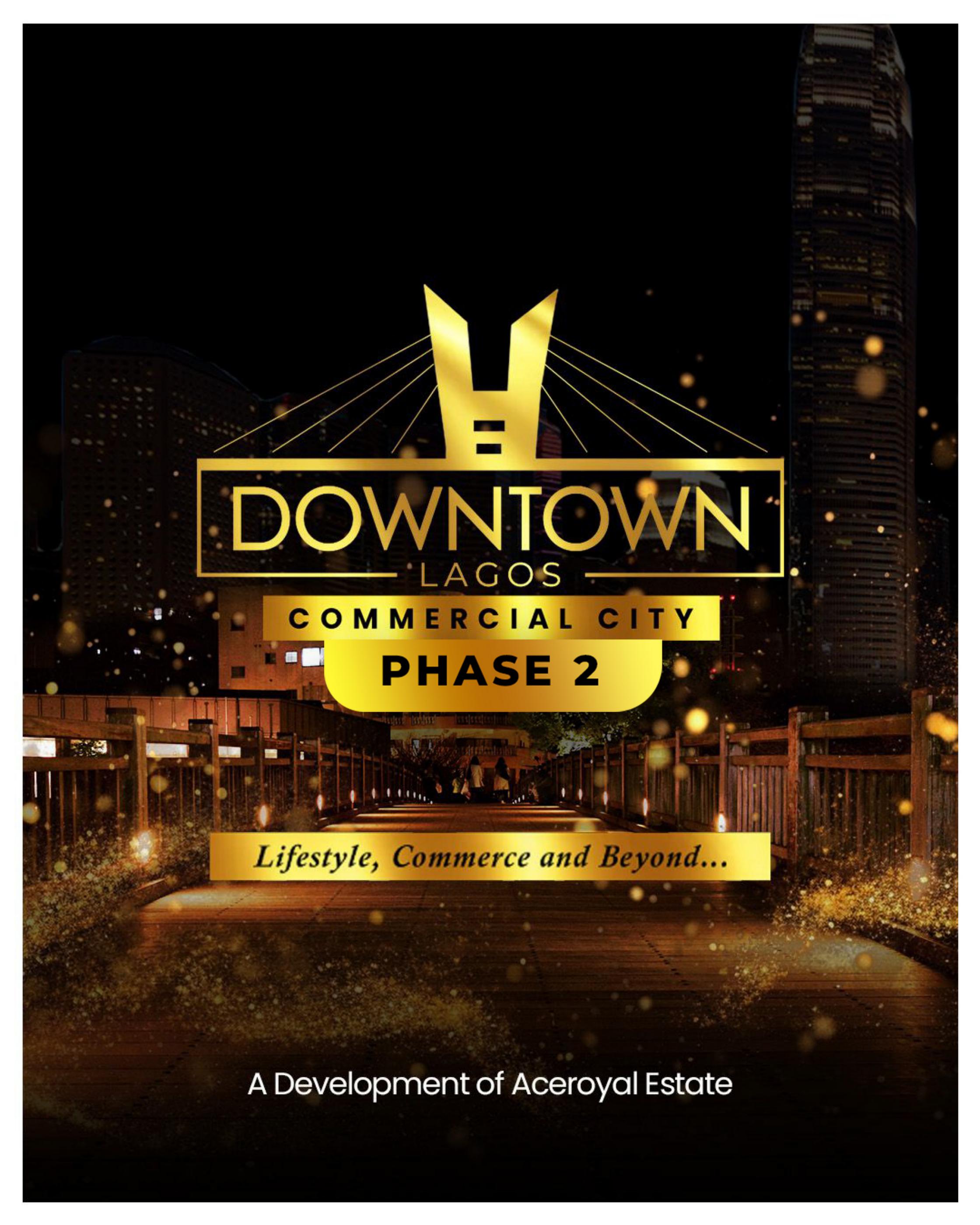
Subscriber(s) Name: _____

Address: _____

Phone No: _____

Email: _____

Signature: _____



THE

DOWNTOWN

LAGOS

COMMERCIAL CITY

PHASE 2

Lifestyle, Commerce and Beyond...

A Development of Aceroyal Estate