

LEXINGTON GARDENS

SANGOTEDO, LEKKI

N60,000
PER SQM

- DEVELOPMENT FEE: N5M
- LEGAL DOCUMENTATION: 5% (of cost of land)
- SURVEY PLAN: N1M



Title: C of O



Top-Notch



Integrity



Value



Delivery



MEDORF EXR
SOLUTIONS



APPLICATION FORM

- 1. This form must be completed.
- 2. Please supply accurate information.
- 3. The attached passport must be a recent one and must reflect the trues likeness of the individual applying or that of the authorized officer of the establishment making this application.

**Affix
Passport**

LEXINGTON GARDENS, AJAYI APATA ESTATE, SANGOTEDO, LEKKI

PERSONAL

Title:	Surname:		
First Name:	Other Name:		
Marital Status:	Maiden Name:		
Date of Birth: dd / mm / yy	Nationality:		
Residential Address:			
Mailing Address:			
Email:			
Mobile:	Home Telephone:		

CURRENT EMPLOYMENT DETAILS

Occupation:	Designation:
Employer:	
Telephone:	Address:

NEXT OF KIN

Name:	
Relationship:	
Mobile:	Email:

PAYMENT OPTION

Please tick as appropriate

- Outright
- 0 – 4 months
- 6 months

Number of Plots:

Sqm:

AGREEMENT & UNDERTAKING

Ia subscriber to Lexington Gardens, Ajayi Apata Estate, Sangotedo Lekki, do hereby acknowledge that all the information I supplied is true, I have read and understood all the terms and conditions contained herein and so agree.

.....
Applicant’s Signature

.....
Date

FOR OFFICIAL USE ONLY

Consultant’s Name:

Consultant’s Mobile:

Date Treated: dd / mm / yy

Towset Energy Resources Ltd/Medorf Exr Solutions.

Head Office: Beto Mall, KM 42 Lekki Epe Expressway, opposite Corona School, Abijo Ajah.

Tel: 08067715960, **Website:** medorfsolutions.com, **Email:** medorfsolutions@gmail.com



LEXINGTON GARDENS, AJAYI APATA ESTATE, SANGOTEDO, LEKKI

FREQUENTLY ASKED QUESTIONS (F.A.Q)/ TERMS AND CONDITIONS

1. **Question: Where is Lexington Gardens Located?**

Answer: Lexington Gardens is located in Ajayi Apata Estate, Sangotedo, Lekki Lagos state. Ajayi Apata is along Lekki expressway. It includes Fara Park estate, Diamond Phase 2 & 3, Pearl Gardens, Cocoon Estate, Crown estate etc. it borders Monastery road, Emperor Estate and amenities including Shoprite and LBS.

2. **Question: What type of title does Lexington Gardens have on the land?**

Answer: Certificate of Occupancy (CofO)

3. **Question: Are there any encumbrance or defect on the land?**

Answer: The Land is free from any government acquisition or adverse claim.

4. **Question: What are the sizes of the plots on offer?**

Answer: 600sqm, 500sqm, 400sqm and 350sqm.

5. **Question: What is the payment structure?**

Answer: N.B. That after the initial payment, you are supposed to pay the balance monthly. Non-payment as at when due will be regarded as a breach of agreement, which can result to monthly charges.

6. **Question: What other payments do I make apart from payment of the land?**

Answer;

- I. Survey Fee----- N1,000,000
- II. Legal Fees (including Deed of Assignment)----5%
- III. Development Levy ----N 2.5m

7. **Question: When do I make the other payments?**

Answer: Survey and Deed of Assignment fees **MUST** be paid before physical allocation.

8. **Question: What is the developmental fee?**

Answer: It is the cost paid for the placement of Infrastructure within the estate.

9. **Question: What infrastructure will the development fee cover?**

Answer;

- I. Drainage System
- II. Good road
- III. Perimeter Fencing
- IV. Gate house

10. **Question: What do I get after initial payment for the land?**
Answer: After payment, you will get Receipt and a Contract of Sales.

11. **Question: Is the road to the estate paved or motorable?**
Answer: Yes, the road to the estate is paved interlocked and motorable.

12. **Question: When will my plot(s) be allocated to me?**
Answer: Immediately payment for the plot of land has been made in full (inclusive of payment for the Survey Plan and Deed of Assignment).

13. **Question: Can I start construction of building immediately?**
Answer: Construction can commence once development levy has been paid and building plan approval has been sought and received from the appropriate authorities.

14. **Question: Is there any restrictions regarding the type of building I can construct in the estate?**
Answer: Yes, only Detached and Semi-detached Duplexes are allowed within the estate. Note, “face-me- I-face-you (tenement building) and high-rise houses will not be permitted. Designs must conform to the required set back specifications of the estate.

15. **Question: How can I make payment?**
Answer: All payment must strictly be paid to Medorf Exr Solutions, GTBank, Account number: 0116046618

16. **Question: What happens if I cannot continue with the payment? Will I receive a refund?**
Answer: Yes, a refund is possible; however, the refund will be made in full (less 30% administrative charges and 10% severance). A 6-month period is required for the vendor to process the payment. Also, note that you will receive your refunds only after such plot has been resold to a prospective buyer.

I hereby confirm that I have read, reviewed, agreed and consented to the FAQ, information, Terms, and conditions given above. I append my signature as a sign of acceptance of all the terms and conditions as listed on both pages of this document.

Subscriber's name:.....

Signature:..... Date:.....

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