

8th September, 2025

JOHN MICHAEL DOE

No. 406 Gama E Brigade Nassarawa L.G.A,
Kano.

Dear Sir/Ma,

RE: PROVISIONAL OFFER LETTER FOR A 2 BEDROOMS BUNGALOW
RESIDENTIAL AT RANGAZA QUARTERS KANO STATE.

In furtherance to your application on the above subject and subsequent negotiation on same.

We are pleased to inform you that the property has been offered to you with the following terms:-

LAND SIZE SQUARE METER: 26ft X 43ft (104sqm)

PROPERTY LOCATION/ADDRESS: Rangaza Quarters Kano State.

SELLING PRICE: N3,000,000.00 (Three Million Naira Only)

OTHER CONDITIONS:-

1. The payment circle will run for 90days period starting from September 8th, 2025 to January 12th, 2026 excluding weekend.
2. Please keep all payment receipts safe, it shall be presented to us at the point of property transfer.
3. The offer is VAT exclusive
4. A purchase agreement shall be executed in favour of the purchaser upon full payment.
5. Possession (subtle document) will be issues to the purchaser upon completion of payment of the purchase price and other related service cost within a specified period.
6. This property is ready occupation.
7. Purchaser shall alter, erect, or build any structure, extension or addition to the property without the prior consent of the developer, agent. Or relevant government authorities.
8. Purchaser is under obligation to pay premium, rates, levies, and taxes that may be imposed by relevant government agencies or authorities.
9. Purchaser must use the property strictly for its designed purpose and shall not use the property for commercial or any other contrary purpose.
10. Purchaser should not use his/her property for illegal purposes.
11. Purchaser must ensure his/her property and its surrounding is kept clean and not overgrown with weeds (if any) or other things that may affect neighbours

so as not to constitute a nuisance to the environment.

12. If purchaser fails to comply with clause "9" above, his/her property shall be subjected to penalties as writing in the rules and policies of the government council of the layout estate.

13. We reserve to view the purchase price due to economic contingences and uncertainties, unless the payment was made in full within initial offer period (90 days excluding weekend).

14. Any default in the payment of the full purchase price shall entitle MUJAA DEVELOPERS NIGERIA LIMITED to cancel this offer, and offer the house to any other customer.

Regards,

For: MUJAA DEVELOPMENT NIG. LTD.

Musa Kabiru Bature

Chief Executive Officer