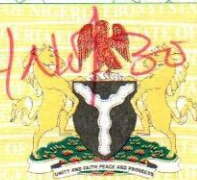


Nº 0001308

A/Sup/No. 30/8/2012/EBSS



EBONYI STATE OF NIGERIA

Jub/174/011

EBSS/LWA/1446

Certificate of Occupancy

PAGE 19

LDR No: No. 19

Vol: 140

File No: PAL/275

This is to certify that VINCENT ERISHI IMEZE of NO. 4 JAMES ABIODUN CLOSE OFF JIMOH STREET AGBOJU AMUWO LAGOS STATE. (hereinafter called the holder/holders) is/are granted a right of occupancy in respect of LAND AT IDEMBIA ISHIEKE IN EBONYI L.G.A EBONYI STATE. described in the Schedule and more particularly marked and delineated in the PLAN NO. HT/EB 146/2008 attached to this certificate and thereon bordered or verged RED for the term of 99 (NINETY-NINE) year(s) from the 1ST JANUARY, 2012 subject to the provision of the LAND USE ACT, 1978 and to the provisions and conditions implied by virtue of the said Act and the Regulations for the time being in force made under the said Act and to the covenants and conditions herein contained.

6/9/12

- 1(a) RENT: N1,835.00 (ONE THOUSAND EIGHT HUNDRED AND THIRTY-FIVE NAIRA) per annum.
- (b) The rent hereby reserved shall be revised at the end of every 5 (FIVE) year(s) of the term of this grant.
- (c) Buildings to the value of not less than N1,000,000.00 (ONE MILLION NAIRA) to the satisfaction and in accordance with plans approved by the A.P.A or such officer as the A.P.A may appoint.
- (d) Time within which such building(s) is/are to be erected and completed fit for occupation and use. Within 3 (THREE) year(s) from the date of commencement of the term of this certificate.
- (e) Purpose for which the land granted may be used: RESIDENTIAL

2. This certificate of occupancy is issued subject to the following Covenants and conditions being observed by the holder/holders:-

- (a) Not to erect or build or permit to be erected or built on the land hereby granted any buildings other than those covenanted to be erected by virtue of this certificate of occupancy and the regulations under the said Act not to make or permit to be made any addition or alteration to the said buildings to be erected except in accordance with plans and specification approved by the A.P.A of Ebonyi State of Nigeria or any other officer appointed by him.
- (b) To keep the exterior and interior of the buildings to be erected and the outbuilding and erections which may at any time during the term hereby created be erected on the land hereby granted and all additions to such buildings and outbuildings and the walls, fences and appurtenances thereof in good and tenable repair and condition.
- (c) Not to use the building on the said land whether now erected hereafter thereon for any purpose other than
- (d) Not to alienate the right of Certificate of Occupancy hereby granted or any part thereof by sale, assignment, mortgage, transfer of possession, sublease, or bequest or otherwise howsoever without the consent of the GOVERNOR first had and obtained.
- (e) Not to permit anything to be used or done upon any part of the granted premises which shall be noxious, noisy or offensive or be of any inconvenience or annoyance to tenants or occupiers of premises adjoining or near thereto.
- (f) To maintain standards of accommodation and sanitary and living conditions conformable with standards obtaining in the neighbourhood.
- (g) To pay forthwith with or without demand to the DEPUTY DIRECTOR LAND or other persons appointed by him before the issue of this certificate, all survey fees, registration fees, and other charges due in respect of preparation and issue and registration of this certificate.
- (h) Paid an improvement premium of N00.00 (N/A)
- (i) To install and operate water borne sewage system within six months from the date the buildings erected on the plot are connected to piped water-supply.
- (j) To pay with or without demand on the first day of January of each year the rent reserved in these presents or any other rent as may be revised in future.

GIVEN under my hand this 21st day of June 2012

Signature of Commissioner

ARC. NWOGHA FRIDAY MOSES  
COMMISSIONER FOR LANDS, SURVEY AND HOUSING EBONYI STATE OF NIGERIA

(By virtue of Powers to grant Certificate of Occupancy and Right of Occupancy delegated to him by the Governor, under Section 4(a) and (b) of the Land Use Edict (now Law) N0.2 of 1979 (as applicable in Ebonyi State), and Section 45 of the Land Use Act No.6 of 1978.

Signature of Holder / Holders

Signature of Witness

Name of Witness

Nwoie

B. U

Occupation of Witness

Civil Service

Address

Min. of Lands, Survey and Housing Abakaliki

13/8/12



Title Holder: VINCENT ERISHI IMEZE

Old File Number: EBS/LU/AI/1446 New File Number: PAL/275

Survey Plan No: HT/EB 146/2008

Property Description: LAND AT IDEMBIA ISHIEKE IN EBONYI L.G.A EBONYI STATE.



The within instrument in the opinion of the commissioner of stamp duties chargeable with the sum of N100.00 and the duty thereon has been assessed accordingly.

(Sgd) Obach B'O  
 Commissioner For Stamp Duties  
 0051433 OF 28/10/10

This instrument was delivered for registration at 11:52 O'Clock in the FORENOON on 25th July, 2011 and registered as No 19 at page 19 Volume 140 of the Ministry of Lands Registry in the Office at Abakaliki

Registrar of Deeds

CERTIFIED TRUE COPY  
 REGISTRAR OF DEEDS



P A L / 2 7 5  
 13/08/11



**EBONYI LANDS INFORMATION MANAGEMENT SYSTEM**



**SURVEY DESCRIPTION OF LANDED PROPERTY OF** PAL/275

**VINCENT ERISHI IMEZE**

All that parcel of land at IDEMBIA ISHIEKE in the EBONYI

Local Government Area of the Ebonyi State of Nigeria, containing an Area of approximately 1833.935

Square Metres shown on Ebonyi State of Nigeria Survey Plan No. HT/EB 146/2008 (Tracing No. \_\_\_\_\_) the

boundaries of which are described below.

Starting at concrete pillar marked SC/EBK 3790C the coordinates of which are:

273.872 Metres North and 6268.018 Metres West of a concrete pillar marked

NK 48 the origin of ABAKALIKI cadastral surveys. The boundaries run

in straight lines the bearings and length of which are as follows:

S/N	From	Bearing		Length	To
		Degree (°)	Minute (')		
	SC/EBK 3790C	44	23	31.85	SC/EBK 3791C
	SC/EBK 3791C	75	19	23.02	SC/EBK 8752A
	SC/EBK 8752A	171	28	37.15	SC/EBK 3792C
	SC/EBK 3792C	185	27	22.25	SC/EBK 3793C
	SC/EBK 3793C	245	00	7.77	SC/EBK 3794C
	SC/EBK 3794C	309	23	52.92	SC/EBK 3790C
			THE	STARTING	POINT

All property beacons are concrete pillars, all bearing and length approximate and all bearings are referred to National /True North.

**For Surveyor-General**  
Ebonyi State of Nigeria

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