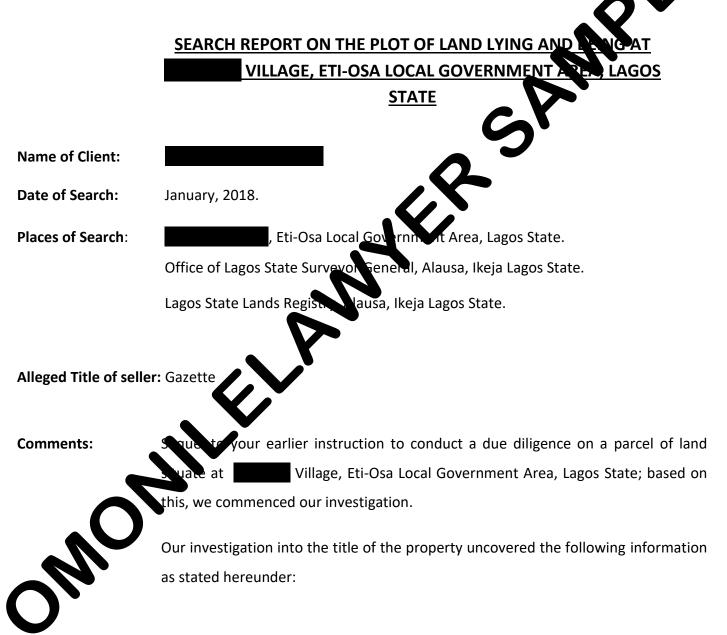


OMONILE LAWYER PROPERTY SERVICES

Real Estate/Land Scam Detectives/Land Risk Consultants/Property/Land Verification Services 2nd Floor, Tastee Fried Chicken Building, 21 Opebi Road, Opebi-Ikeja Lagos. Email: info@omonilelawyer.com 08077943514, 07036681104



• We conducted due diligence on the aforementioned parcel of land alleged to belong to Mr.

- We commenced this due diligence by meeting with Mr.
 who claimed to possess ownership rights over the aforementioned parcel of land.
- Mr. Mean informed us that he entered into a contractual arrangement with the family to do a Layout or their family land. A Service Agreement was executed between both partice are evidence of this contractual arrangement.
- In consideration for work done, plots of land were argued to Mr.
 by the second family.
- Furthermore, Mr. **Example 1** informed to that in addition to the plots of land assigned to him as compensation for work done, he also purchased other plots of land from the **Example 1** amily.
- A deed of assignment was shown b us as evidence of the transfer of ownership of three plots of bind to Mr.
 from the family.
- A survey plan was shown to us claimed to cover the aforementioned three plots of land
- Mr. Manual and the further informed us that the parcel of land that is to be assigned to you upon payment is one out of the said three plot of land.
 - took us to meet with showing took us to meet with showing took us to meet with showing to be accredited representatives of the showing family to corroborate the information he has given to us.
 - On site survey search of the land taking coordinates from Point 1 , to Point 2 shows that the land falls within VILLAGE EXCISION with GAZZETTE NO.
- Site survey search was confirmed at the office of the Lagos State Surveyor General and it indicates that land is completely free.

NC

• Location map of site shown while charting coordinates obtained on site reveals that just a small portion of the land is covered by the survey plan shown to us by the seller.

Discrepancies Noticed: Deed of assignment has not been registered. • Location map of site shown while charting coordin ses/ btamed on ered by the site reveals that just a small portion of the lan survey plan shown to us by the seller. **Consistencies noticed:** On site survey search nd taking coordinates from Point 1 shows that nť 2 **EXCISION** with GAZZETTE NO. the land falls within arch was confirmed at the office of the Lagos State Site surv Surv Seneral and it indicates that land is completely free. with who is one of the accredited /leetin sentatives of the family to corroborate the formation given to us by the seller. Final Couns Land Recommendations: It is advised by OMONILE LAWYER that you may proceed with this transaction, however please ensure that a valid survey plan is done that shows that the entire land falls within the VILLAGE EXCISON as well as the survey plan shown to us by the seller.

Thanks.



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