



TERM SHEET (Annex A) | CASA MIRA BACOLOD

Buyer's Name	:	<u>SAMPLE COMPUTATION</u>
Buyer's TIN #	:	<u>required</u>
Address	:	<u>Bacolod City</u>
Contact No.	:	<u>034...</u>
Date	:	<u> </u>
Availment	:	<u>TOWNHOUSE</u>
Block / Lot	:	<u>Block: 7 / Lot: 10</u>
Details	:	<u>B2 MID FA: 48.41 LA : 48</u>
List Price	:	<u>1,963,938.19</u>

A. Computations (DP spread over 48 mos.)

List Price:	1,963,938.19	
	<u>1,963,938.19</u>	<u>1,963,938.19</u>
Additional charges:		
Transfer & Registration charges	217,115.06	
	Total charges :	<u>217,115.06</u>
	TOTAL CONTRACT PRICE :	<u>2,181,053.24</u>

B. Payment Terms

Reservation Fee	10,000.00																		
Reservation Date:																			
10% Downpayment, net of reservation fee	187,200.00																		
spread over 48 months @ <u>3,900.00</u> per month																			
starting from : _____																			
up to : _____																			
90% Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier	1,766,738.19																		
<table border="0" style="background-color: #ffff00;"> <tr> <td colspan="3">Monthly Amortization:</td> </tr> <tr> <td>* monthly amortization @ 7.75% fixed rate for 3 years.</td> <td style="text-align: right;">55,159.62</td> <td></td> </tr> <tr> <td>* monthly amortization @ 8% fixed rate for 5 years.</td> <td style="text-align: right;">35,823.08</td> <td></td> </tr> <tr> <td>* monthly amortization @ 10% fixed rate for 10 years.</td> <td style="text-align: right;">23,347.58</td> <td></td> </tr> <tr> <td>* monthly amortization @ 11.25% fixed rate for 15 years.</td> <td style="text-align: right;">20,358.91</td> <td></td> </tr> <tr> <td>* monthly amortization @ 11.5% fixed rate for 20 years.</td> <td style="text-align: right;">18,841.02</td> <td></td> </tr> </table>		Monthly Amortization:			* monthly amortization @ 7.75% fixed rate for 3 years.	55,159.62		* monthly amortization @ 8% fixed rate for 5 years.	35,823.08		* monthly amortization @ 10% fixed rate for 10 years.	23,347.58		* monthly amortization @ 11.25% fixed rate for 15 years.	20,358.91		* monthly amortization @ 11.5% fixed rate for 20 years.	18,841.02	
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	TOTAL PAYMENTS :																		
	<u>2,181,053.24</u>																		

Notes: v3_C 10/90/48 2M VAT Threshold Feb. 2021

- 1 Reservation fee is NON-refundable and NON-transferable,
- 2 List Price is VAT-inclusive where applicable,
- 3 Prices are SUBJECT to change without prior notice,
- 4 Cebu Landmasters, Inc. reserves the right to correct accordingly any and all typographical errors in this term sheet,
- 5 ALL checks should be made payable to Cebu Landmasters, Inc.,
- 6 Pricelist does NOT include applicable utility connections and other related charges including, but not limited to, electrical, water and telephone/internet connections,
- 7 Pricelist EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, mortgage redemption insurance, etc.,
- 8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
Rian Mar C. Torres	Adorah Ouano	Marie Rose Yulo	Jose Franco B. Soberano	Sample Computation
Admin Staff	Admin Supervisor	VP - Sales	COO / EVP	Buyer