

TERM SHEET (Annex A) | CASA MIRA BACOLOD

Buyer's Name	:	SAMPLE COMPUTATION
Buyer's TIN #	:	required
Address	:	Bacolod City
Contact No. / Email	:	034...
Address	:	
Date Printed	:	December 2, 2022
Unit Details		
Project	:	CSM05 - Casa Mira Bacolod
RO / Unit	:	P101.014
Avallment	:	TOWNHOUSE
Block / Lot	:	Block: 1 / Lot: 14
Details	:	C1 END FA: 61.69 LA : 78
List Price	:	3,430,032.32
Sales Category	:	1-New Sale
Adjacent Units	:	No, Single Unit

A. Computations (DP from TCP spread over 23 mos.)

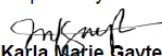
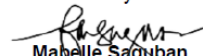
List Price:	3,430,032.32
	<u>3,430,032.32</u>
	3,430,032.32
Additional charges:	
Transfer & Registration charges	334,402.59
Total charges :	<u>334,402.59</u>
TOTAL CONTRACT PRICE :	<u><u>3,764,434.91</u></u>

B. Payment Terms

Reservation Fee	8,000.00
Reservation Date: December 2, 2022	
8% Downpayment from TCP, net of reservation fee	294,400.00
spread over 23 months @ <u>12,800.00</u> per month	
starting from : _____	
up to : _____	
2% Lump-Sum Payment from TCP	75,300.00
Due on : _____	
Balance shall be paid in CASH / Bank financing	3,386,734.91
before move-in or upon turnover of the unit whichever is earlier	
Monthly Amortization:	
* monthly amortization @ 7.75% fixed rate for 3 years.	105,737.80
* monthly amortization @ 8% fixed rate for 5 years.	68,670.77
* monthly amortization @ 10% fixed rate for 10 years.	44,755.95
* monthly amortization @ 11.25% fixed rate for 15 years.	39,026.86
* monthly amortization @ 11.5% fixed rate for 20 years.	36,117.14
TOTAL PAYMENTS :	<u><u>3,764,434.91</u></u>

Notes: V5 | 10/90/36 2022

- 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 c
- 7 Pricelist EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, mortgage redempti
- 8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- 9 Promo discount avallment if applicable, is subject to DOU terms & conditions.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
 Karla Marie Gayte	 Mabelle Saguban	Marie Rose Yulo	Jose Franco B. Soberano	Sample Computation
Sales Admin Staff	Sales Admin Supervisor	VP - Sales	COO / EVP	Buyer



TERM SHEET (Annex A) | CASA MIRA BACOLOD

Buyer's Name : SAMPLE COMPUTATION
Buyer's TIN # : required
Address : Bacolod City
Contact No. / Email : 034...
Address :
Date Printed : December 2, 2022

Unit Details
Project : CSM05 - Casa Mira Bacolod
RO / Unit : P110.028
Availment : TOWNHOUSE
Block / Lot : Block: 10 / Lot: 28
Details : C1 | END | FA: 61.69 | LA : 127
List Price : 4,174,207.40
Sales Category : 1-New Sale
Adjacent Units : No, Single Unit

A. Computations (DP from TCP spread over 23 mos.)

Table with 2 columns: Description and Amount. Rows include List Price (4,174,207.40), Additional charges (Transfer & Registration charges: 393,936.59), and TOTAL CONTRACT PRICE (4,568,143.99).

B. Payment Terms

Table with 2 columns: Description and Amount. Rows include Reservation Fee (8,000.00), 8% Downpayment from TCP (358,800.00), 2% Lump-Sum Payment from TCP (91,400.00), Balance shall be paid in CASH / Bank financing (4,109,943.99), and TOTAL PAYMENTS (4,568,143.99).

Notes: V5 | 10/90/36 2022

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8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
9 Promo discount availment if applicable, is subject to LOU terms & conditions.

Prepared by: Karla Marie Gayte (Sales Admin Staff)
Checked by: Mabelle Saguban (Sales Admin Supervisor)
Noted by: Marie Rose Yulo (VP - Sales)
Approved by: Jose Franco B. Soberano (COO / EVP)
Conforme: Sample Computation (Buyer)

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. / Email	:	<u>034...</u>
Date Printed	:	<u>December 2, 2022</u>
Unit Details		
Project	:	<u>CSM05 - Casa Mira Bacolod</u>
RO / Unit	:	<u>P112.019</u>
Availment	:	<u>TOWNHOUSE</u>
Block / Lot	:	<u>Block: 12 / Lot: 19</u>
Details	:	<u>A1 END FA: 42.18 LA: 66</u>
List Price	:	<u>2,515,577.09</u>
Sales Category	:	<u>1-New Sale</u>
Adjacent Units	:	<u>No, Single Unit</u>

A. Computations (DP from TCP spread over 23 mos.)

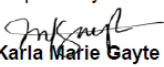
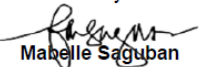
List Price:	2,515,577.09
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Additional charges:	
Transfer & Registration charges	261,246.17
Total charges :	<u>261,246.17</u>
	<u>2,776,823.26</u>
TOTAL CONTRACT PRICE :	<u>2,776,823.26</u>

B. Payment Terms

Reservation Fee	8,000.00
Reservation Date: December 2, 2022	
8% Downpayment from TCP, net of reservation fee	216,200.00
spread over 23 months @ <u>9,400.00</u> per month	
starting from : _____	
up to : _____	
2% Lump-Sum Payment from TCP	55,600.00
Due on : _____	
Balance shall be paid in CASH / Bank financing	2,497,023.26
before move-in or upon turnover of the unit whichever is earlier	
Monthly Amortization:	
* monthly amortization @ 7.75% fixed rate for 3 years.	77,959.97
* monthly amortization @ 8% fixed rate for 5 years.	50,630.63
* monthly amortization @ 10% fixed rate for 10 years.	32,998.35
* monthly amortization @ 11.25% fixed rate for 15 years.	28,774.31
* monthly amortization @ 11.5% fixed rate for 20 years.	26,629.00
TOTAL PAYMENTS :	<u>2,776,823.26</u>

Notes: V5 | 10/90/36 2022

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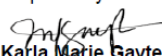
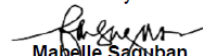
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