



**TERM SHEET (Annex A)**

**Buyer's Name** : SAMPLE COMPUTATION  
 Buyer's TIN : REQUIRED  
 Buyer's Address : REQUIRED  
 Buyer's Contact No. : REQUIRED  
 Buyer's E-Address : REQUIRED  
 Date Printed : September 19, 2022

**Unit Details**  
**Project** : CMT06 - Casa Mira Towers - Palawan  
**RO / Unit** : T108.004  
 Sales Category : 1-New Sale  
 Adjacent Units : No, Single Unit

Twr.Unit No	Level	Unit description	List Price
T1.804	8TH FLOOR	UNIT 804   STUDIO   20.09 sqm.	2,239,030.50
			<u>2,239,030.50</u>

**A. Computations ( DP from TCP so 50 months @ 0% interest )**

List Price:	2,239,030.50
	<u>2,239,030.50</u>
	<u>2,239,030.50</u>
Additional charges:	
Transfer & Registration charges	179,122.44
	Total charges : <u>179,122.44</u>
	<u>2,418,152.94</u>

**TOTAL CONTRACT PRICE : 2,418,152.94**

**B. Payment Terms**

<b>Reservation Fee</b>	<b>15,000.00</b>
Reservation Date:	
<b>12% Downpayment from TCP, net of reservation fee</b>	<b>280,000.00</b>
spread over 50 months @ <u>5,600.00</u> per month	
starting from : <u>October 15, 2022</u>	
up to : <u>November 15, 2026</u>	
<b>Balance shall be paid in CASH / Bank financing</b>	<b>2,123,152.94</b>
<b>before move-in or upon turnover of the unit whichever is earlier</b>	
<ul style="list-style-type: none"> <li>* Monthly Amortization:</li> <li>* monthly amortization @ 5.25% fixed rate for 1 years. 182,001.11</li> <li>* monthly amortization @ 6% fixed rate for 3 years. 64,590.43</li> <li>* monthly amortization @ 6.5% fixed rate for 5 years. 41,541.93</li> <li>* monthly amortization @ 7% fixed rate for 10 years. 24,651.61</li> <li>* monthly amortization @ 9.5% fixed rate for 15 years. 22,170.49</li> </ul>	
	<u>2,418,152.94</u>

**TOTAL PAYMENTS : 2,418,152.94**

**Notes: V1 T1&T2 |12/88/42**

- 1 Reservation fee is NON-refundable and NON-transferable,
- 2 Pricelist 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 pricelist,
- 5 ALL checks should be made payable to **Cebu Landmasters, Inc.**,
- 6 Pricelist does NOT include move-in charges, applicable utility connections and other related charges including, but not limited to, electrical, water and telephone/internet connections, association dues,
- 7 Price EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, mortgage re
- 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 DOU terms & conditions.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
<b>Sheryl Umbac</b>	<b>Mabelle Saguban</b>	<b>Marie Rose C. Yulo</b>	<b>Jose Franco B. Soberano</b>	<b>Sample Computation</b>
Sales Admin Officer	Sales Admin Superviso	VP - Sales	COO / EVP	Buyer