



**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** : T206.008  
 Sales Category : 1-New Sale  
 Adjacent Units : No, Single Unit

Twr.Unit No	Level	Unit description	List Price
T2.608	6TH FLOOR	UNIT 608   STUDIO   20.09 sqm.	2,255,035.00
			<u>2,255,035.00</u>

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

List Price:	2,255,035.00
	<u>2,255,035.00</u>
	<u>2,255,035.00</u>
Additional charges:	
Transfer & Registration charges	180,402.80
	Total charges : <u>180,402.80</u>
	<u><b>TOTAL CONTRACT PRICE : 2,435,437.80</b></u>

**B. Payment Terms**

<b>Reservation Fee</b>	<b>15,000.00</b>												
Reservation Date:													
<b>12% Downpayment from TCP, net of reservation fee spread over 50 months @ <u>5,600.00</u> per month</b>	<b>280,000.00</b>												
starting from : <u>October 15, 2022</u>													
up to : <u>November 15, 2026</u>													
<b>Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier</b>	<b>2,140,437.80</b>												
<table border="1"> <thead> <tr> <th colspan="2">Monthly Amortization:</th> </tr> </thead> <tbody> <tr> <td>* monthly amortization @ 5.25% fixed rate for 1 years.</td> <td style="text-align: right;">183,482.80</td> </tr> <tr> <td>* monthly amortization @ 6% fixed rate for 3 years.</td> <td style="text-align: right;">65,116.26</td> </tr> <tr> <td>* monthly amortization @ 6.5% fixed rate for 5 years.</td> <td style="text-align: right;">41,880.12</td> </tr> <tr> <td>* monthly amortization @ 7% fixed rate for 10 years.</td> <td style="text-align: right;">24,852.30</td> </tr> <tr> <td>* monthly amortization @ 9.5% fixed rate for 15 years.</td> <td style="text-align: right;">22,350.98</td> </tr> </tbody> </table>	Monthly Amortization:		* monthly amortization @ 5.25% fixed rate for 1 years.	183,482.80	* monthly amortization @ 6% fixed rate for 3 years.	65,116.26	* monthly amortization @ 6.5% fixed rate for 5 years.	41,880.12	* monthly amortization @ 7% fixed rate for 10 years.	24,852.30	* monthly amortization @ 9.5% fixed rate for 15 years.	22,350.98	
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	<u><b>TOTAL PAYMENTS : 2,435,437.80</b></u>												

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

- Reservation fee is NON-refundable and NON-transferable,
- Pricelist is VAT-inclusive where applicable,
- Prices are SUBJECT to change without prior notice,
- Cebu Landmasters, Inc.** reserves the right to correct accordingly any and all typographical errors in this pricelist,
- ALL checks should be made payable to **Cebu Landmasters, Inc.**,
- 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,
- Price EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, mortgage re
- Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- 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