

AVIDA LAND CORP.
CUSTOMER SERVICE UNIT
Patio Madrigal
TERM IS SUBJECT FOR APPROVAL

Tower 1 **Unit** 44 **Floor** 6 **Floor Area** 22.80 **Model** STUDIO

SELLING PRICE P **8,664,000.00**
 Less: VAT(if applicable) 928,285.71
 4%Discount On NSP **368,220.00**

SELLING PRICE AFTER DISCOUNTS P **7,735,714.29**
 Add: VAT(if applicable) 928,285.71
 Other Charges 571,500.00

TOTAL RECEIVABLE P **9,235,500.00**

DOWNPAYMENT
 Downpayment (20% of Selling Price) 1,732,800.00
 Total Other Charges & Fees 114,300.00

TOTAL REQUIRED DOWNPAYMENT P **1,847,100.00**
 Less: Reservation Fee 26-Dec-23 20,000.00

SCHEDULE OF DOWNPAYMENT AND OTHER CHARGES P **1,827,100.00**

Spot Downpayment (10% of Selling Price) 846,400.00
 Other Charges 57,150.00
Total Spot DP and Other Charges payable on or before: 25-Jan-24 **P 903,550.00**

Stretched Downpayment (10% of Selling Price) 866,400.00
 Other Charges 57,150.00
Total Stretched DP and Other Charges payable in 72 months **P 923,550.00**

72	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment
1st	Downpayment due on	02-Mar-24	12,033.33	/93.75	12,827.08
2nd	Downpayment due on	02-Apr-24	12,033.33	793.75	12,827.08
3rd	Downpayment due on	02-May-24	12,033.33	793.75	12,827.08
4th	Downpayment due on	02-Jun-24	12,033.33	/93.75	12,827.08
5th	Downpayment due on	02-Jul-24	12,033.33	/93.75	12,827.08
6th	Downpayment due on	02-Aug-24	12,033.33	/93.75	12,827.08
7th	Downpayment due on	02-Sep-24	12,033.33	793.75	12,827.08
8th	Downpayment due on	02-Oct-24	12,033.33	793.75	12,827.08
9th	Downpayment due on	02-Nov-24	12,033.33	/93.75	12,827.08
10th	Downpayment due on	02-Dec-24	12,033.33	/93.75	12,827.08
11th	Downpayment due on	02-Jan-25	12,033.33	/93.75	12,827.08
12th	Downpayment due on	02-Feb-25	12,033.33	793.75	12,827.08
13th	Downpayment due on	02-Mar-25	12,033.33	793.75	12,827.08
14th	Downpayment due on	02-Apr-25	12,033.33	793.75	12,827.08
15th	Downpayment due on	02-May-25	12,033.33	/93.75	12,827.08
16th	Downpayment due on	02-Jun-25	12,033.33	/93.75	12,827.08
17th	Downpayment due on	02-Jul-25	12,033.33	793.75	12,827.08
18th	Downpayment due on	02-Aug-25	12,033.33	793.75	12,827.08
19th	Downpayment due on	02-Sep-25	12,033.33	793.75	12,827.08
20th	Downpayment due on	02-Oct-25	12,033.33	/93.75	12,827.08
21st	Downpayment due on	02-Nov-25	12,033.33	/93.75	12,827.08
22nd	Downpayment due on	02-Dec-25	12,033.33	793.75	12,827.08
23rd	Downpayment due on	02-Jan-26	12,033.33	793.75	12,827.08
24th	Downpayment due on	02-Feb-26	12,033.33	793.75	12,827.08
25th	Downpayment due on	02-Mar-26	12,033.33	/93.75	12,827.08
26th	Downpayment due on	02-Apr-26	12,033.33	/93.75	12,827.08
27th	Downpayment due on	02-May-26	12,033.33	793.75	12,827.08
28th	Downpayment due on	02-Jun-26	12,033.33	793.75	12,827.08
29th	Downpayment due on	02-Jul-26	12,033.33	793.75	12,827.08
30th	Downpayment due on	02-Aug-26	12,033.33	/93.75	12,827.08
31st	Downpayment due on	02-Sep-26	12,033.33	/93.75	12,827.08
32nd	Downpayment due on	02-Oct-26	12,033.33	793.75	12,827.08
33rd	Downpayment due on	02-Nov-26	12,033.33	793.75	12,827.08
34th	Downpayment due on	02-Dec-26	12,033.33	793.75	12,827.08
35th	Downpayment due on	02-Jan-27	12,033.33	/93.75	12,827.08
36th	Downpayment due on	02-Feb-27	12,033.33	/93.75	12,827.08
37th	Downpayment due on	02-Mar-27	12,033.33	793.75	12,827.08
38th	Downpayment due on	02-Apr-27	12,033.33	793.75	12,827.08
39th	Downpayment due on	02-May-27	12,033.33	793.75	12,827.08
40th	Downpayment due on	02-Jun-27	12,033.33	/93.75	12,827.08
41st	Downpayment due on	02-Jul-27	12,033.33	/93.75	12,827.08
42nd	Downpayment due on	02-Aug-27	12,033.33	793.75	12,827.08
43rd	Downpayment due on	02-Sep-27	12,033.33	793.75	12,827.08
44th	Downpayment due on	02-Oct-27	12,033.33	793.75	12,827.08
45th	Downpayment due on	02-Nov-27	12,033.33	/93.75	12,827.08
46th	Downpayment due on	02-Dec-27	12,033.33	/93.75	12,827.08
47th	Downpayment due on	02-Jan-28	12,033.33	793.75	12,827.08
48th	Downpayment due on	02-Feb-28	12,033.33	793.75	12,827.08
49th	Downpayment due on	02-Mar-28	12,033.33	793.75	12,827.08
50th	Downpayment due on	02-Apr-28	12,033.33	/93.75	12,827.08
51st	Downpayment due on	02-May-28	12,033.33	/93.75	12,827.08
52nd	Downpayment due on	02-Jun-28	12,033.33	793.75	12,827.08
53rd	Downpayment due on	02-Jul-28	12,033.33	793.75	12,827.08
54th	Downpayment due on	02-Aug-28	12,033.33	793.75	12,827.08
55th	Downpayment due on	02-Sep-28	12,033.33	/93.75	12,827.08
56th	Downpayment due on	02-Oct-28	12,033.33	/93.75	12,827.08
57th	Downpayment due on	02-Nov-28	12,033.33	793.75	12,827.08
58th	Downpayment due on	02-Dec-28	12,033.33	793.75	12,827.08
59th	Downpayment due on	02-Jan-29	12,033.33	793.75	12,827.08
60th	Downpayment due on	02-Feb-29	12,033.33	/93.75	12,827.08
61st	Downpayment due on	02-Mar-29	12,033.33	/93.75	12,827.08
62nd	Downpayment due on	02-Apr-29	12,033.33	793.75	12,827.08
63rd	Downpayment due on	02-May-29	12,033.33	793.75	12,827.08
64th	Downpayment due on	02-Jun-29	12,033.33	793.75	12,827.08
65th	Downpayment due on	02-Jul-29	12,033.33	/93.75	12,827.08
66th	Downpayment due on	02-Aug-29	12,033.33	/93.75	12,827.08
67th	Downpayment due on	02-Sep-29	12,033.33	793.75	12,827.08
68th	Downpayment due on	02-Oct-29	12,033.33	793.75	12,827.08
69th	Downpayment due on	02-Nov-29	12,033.33	793.75	12,827.08
70th	Downpayment due on	02-Dec-29	12,033.33	/93.75	12,827.08
71st	Downpayment due on	02-Jan-30	12,033.33	/93.75	12,827.08
72nd	Downpayment due on	02-Feb-30	12,033.57	793.75	12,827.32

PAYMENT SCHEDULE: BALANCE
 Bank Guarantee must be submitted on or before 02-Sep-29
 DUE AND PAYABLE ON 02-Mar-30 **P7,388,400.00**
 (Loanable from a Financing Institution)

- NOTE:**
- In the event of an increase in Other Charges, AVIDA LAND CORP. has the right to charge the Purchaser as mandated in the CTS & DAS.
 - Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
 - Delay in any payment is an event of default entitling the Seller to exercise remedial options, which include collection of penalty at the rate of two percent (2%) of the unpaid amount for every month (or a fraction thereof) of delay as specified under Sec 4(i) of the RA and Sec 4.2 of the CTS.
 - For Bank Financing Program, Buyer is required to issue a post-dated check(s) covering the balance lump-sum payment to guarantee the timely issuance of the bank guarantee. Upon Seller's receipt of the bank guarantee, the relevant lumpsum check(s) shall be returned to the Buyer. If no bank guarantee is received by the Seller, and unless advised otherwise on or before thirty (30) days before due date, the Buyer is deemed to have opted direct payment on due date, whether by deposit of the relevant post-dated check or auto-debit instructions to his designated bank, without need of demand nor notice.**
 - All payments covering the due dates and amounts above should be made payable to AVIDA LAND CORP..

Prepared By: _____ Noted By: _____

Signature Over Printed Name _____ Signature Over Printed Name _____
 Customer Service Staff Customer Service Supervisor / Team Leader

Conforme: _____

Signature Over Printed Name _____
 Purchaser