

**AVIDA LAND CORP.**  
**CUSTOMER SERVICE UNIT**  
**SERIN EAST TAGAYTAY**  
**SAMPLE COMPUTATION ONLY**

<b>Tower</b>	<b>Unit</b>	<b>Floor</b>	<b>Floor Area</b>	<b>Model</b>
2	103	1	22.70	STUDIO
<b>SELLING PRICE</b>				<b>P 4,693,000.00</b>
Less:	VAT(if applicable)			502,821.43
	5% Discount on 10% SFDP			20,950.89
	Booking Sales Discount			50,000.00
	Booking Sales Discount			41,192.28
	<b>Total Discount</b>			<b>112,143.17</b>
<b>SELLING PRICE AFTER DISCOUNTS</b>				<b>P 4,078,035.40</b>
Add:	VAT(if applicable)			489,364.25
	Other Charges			345,462.48
<b>TOTAL RECEIVABLE</b>				<b>P 4,912,862.13</b>

<b>DOWNPAYMENT</b>				
	Downpayment (20% of Selling Price)			913,479.93
	Total Other Charges & Fees			69,092.50
<b>TOTAL REQUIRED DOWNPAYMENT</b>				<b>P 982,572.43</b>
Less:	Reservation Fee			20,000.00
	14-Apr-21			20,000.00
<b>SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES</b>				<b>P 962,572.43</b>

<b>Spot Downpayment (10% of Selling Price)</b>	436,739.97
Other Charges	34,546.25
<b>Total Spot DP and Other Charges payable on or before:</b>	<b>P 471,286.22</b>
<b>14-May-21</b>	
 <b>Strechd Downpayment (10% of Selling Price)</b>	 456,739.96
Other Charges	34,546.25
<b>Total Strechd DP and Other Charges payable in 36 months</b>	<b>P 491,286.21</b>

<b>36</b>	<b>Months Schedule</b>	<b>Due Date</b>	<b>Monthly Payment</b>	<b>Other Charges</b>	<b>Total Monthly Payment</b>
1st	Downpayment due on	17-Jun-21	12,687.22	959.62	13,646.84
2nd	Downpayment due on	17-Jul-21	12,687.22	959.62	13,646.84
3rd	Downpayment due on	17-Aug-21	12,687.22	959.62	13,646.84
4th	Downpayment due on	17-Sep-21	12,687.22	959.62	13,646.84
5th	Downpayment due on	17-Oct-21	12,687.22	959.62	13,646.84
6th	Downpayment due on	17-Nov-21	12,687.22	959.62	13,646.84
7th	Downpayment due on	17-Dec-21	12,687.22	959.62	13,646.84
8th	Downpayment due on	17-Jan-22	12,687.22	959.62	13,646.84
9th	Downpayment due on	17-Feb-22	12,687.22	959.62	13,646.84
10th	Downpayment due on	17-Mar-22	12,687.22	959.62	13,646.84
11th	Downpayment due on	17-Apr-22	12,687.22	959.62	13,646.84
12th	Downpayment due on	17-May-22	12,687.22	959.62	13,646.84
13th	Downpayment due on	17-Jun-22	12,687.22	959.62	13,646.84
14th	Downpayment due on	17-Jul-22	12,687.22	959.62	13,646.84
15th	Downpayment due on	17-Aug-22	12,687.22	959.62	13,646.84
16th	Downpayment due on	17-Sep-22	12,687.22	959.62	13,646.84
17th	Downpayment due on	17-Oct-22	12,687.22	959.62	13,646.84
18th	Downpayment due on	17-Nov-22	12,687.22	959.62	13,646.84
19th	Downpayment due on	17-Dec-22	12,687.22	959.62	13,646.84
20th	Downpayment due on	17-Jan-23	12,687.22	959.62	13,646.84
21st	Downpayment due on	17-Feb-23	12,687.22	959.62	13,646.84
22nd	Downpayment due on	17-Mar-23	12,687.22	959.62	13,646.84
23rd	Downpayment due on	17-Apr-23	12,687.22	959.62	13,646.84
24th	Downpayment due on	17-May-23	12,687.22	959.62	13,646.84
25th	Downpayment due on	17-Jun-23	12,687.22	959.62	13,646.84
26th	Downpayment due on	17-Jul-23	12,687.22	959.62	13,646.84
27th	Downpayment due on	17-Aug-23	12,687.22	959.62	13,646.84
28th	Downpayment due on	17-Sep-23	12,687.22	959.62	13,646.84
29th	Downpayment due on	17-Oct-23	12,687.22	959.62	13,646.84
30th	Downpayment due on	17-Nov-23	12,687.22	959.62	13,646.84
31st	Downpayment due on	17-Dec-23	12,687.22	959.62	13,646.84
32nd	Downpayment due on	17-Jan-24	12,687.22	959.62	13,646.84
33rd	Downpayment due on	17-Feb-24	12,687.22	959.62	13,646.84
34th	Downpayment due on	17-Mar-24	12,687.22	959.62	13,646.84
35th	Downpayment due on	17-Apr-24	12,687.22	959.62	13,646.84
36th	Downpayment due on	17-May-24	12,687.26	959.55	13,646.81

<b>PAYMENT SCHEDULE: BALANCE</b>				
	Bank Guarantee must be submitted on or before			17-Dec-23
	DUE AND PAYABLE ON			17-Jun-23
	(Loanable from a Financing Institution)			<b>P3,930,289.70</b>

**NOTE:**

1. 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.
2. Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
3. 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(ii) of the RA and Sec 4.2 of the CTS
4. For Bank Financing Program, Buyer is required to issue a guarantee check covering the lump-sum payment. Upon Seller's receipt of the bank guarantee, the relevant guarantee check(s) covered thereby shall be returned to the Buyer.
5. All payments covering the due dates and amounts above should be made payable to AVIDA LAND CORP.

Prepared By:

Noted By:

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Signature Over Printed Name  
Customer Service Staff

\_\_\_\_\_  
Signature Over Printed Name  
Customer Service Supervisor / Team Leader

Conforme:

\_\_\_\_\_  
Signature Over Printed Name  
Purchaser