



**Ito na ang baratilyong hanap ninyo!**

**basta...SUBASTA!**  
ng bahay at lupa *sa Binalbagan*

## Binalbagan Properties

For Bidding

**April 19, 2013**

FRIDAY • 2:00 PM

### PNB Binalbagan Branch

Don Pedro St., Brgy. San Pedro, Binalbagan, Negros Occidental

*Pamangkot na! Dali!*

**HOTLINES : (02) 573-4115 / 573-8-PNB (8762)**

**PNB SPECIAL ASSETS  
MANAGEMENT GROUP  
CUSTOMER SERVICE**

Cellphone No. (0917) 507-8385

Trunklines : (02) 526-3131 / 891-6040

Locals: 4713 / 4539

(Jho, Paulo & Notch)

Email Address: properties@pnb.com.ph

**REGIONAL ASSET  
MANAGEMENT CENTER  
BACOLOD CITY**

Tel. No. (034) 433-0991

Cellphone No. (0917) 507-7146 (Jingle)

Email Address: jogy@pnb.com.ph

For a copy of the

#### SEALED BIDDING TERMS OF REFERENCE

Email: brinasmaa@pnb.com.ph

Trunklines : (02) 526-3131 & (02) 891-6040 Local : 4795

• PRICE & STATUS OF THE PROPERTY ARE SUBJECT TO CHANGE WITHOUT PRIOR NOTICE

• PROPERTIES FOR SALE ARE ON AN "AS IS WHERE IS BASIS"

• Inadvertent misprints shall not alter the property's factual condition or shall they be deemed as a misrepresentation of the property.

• For Items under Pabahay Bonanza, the winning bidder shall be based on the highest complying bid received by the Bank.

• DEPOSIT: 10% OF OFFER PRICE (CASH or MANAGER'S CHECK)

• TERMS OF PAYMENT

A. Cash

B. Installment (For Items Above 1M) fixed 10% interest rate up to 5 years / fixed 12% interest rate up to 10 years  
(For Pabahay Bonanza Items) fixed 8% interest rate up to 10 years

**ITEMS  
ABOVE  
P1 Million**

1- 5 years > 10%

6-10 years > 12%



**8% fixed interest rate  
for installment terms**

#### ITEM PB3 - VACANT LOT

Title ID : 716

Lot Area: 33,666.00 sqm.

TCT # T-45365

Lot 614-B Brgy. Bi-Ao,

Binalbagan, Negros Occidental

Market Price: 437,658.00

Min. Bid Price : 395,000.00

#### AGRICULTURAL LOT



#### ITEM A1

Title ID : 10738

Lot Area: 208,919.00 sqm.

TCT # T-236202

Lot 647-A-2, Brgy. Payao,

Binalbagan, Negros Occidental

Market Price: 5,222,975.00

Min. Bid Price : 4,500,000.00

#### AGRICULTURAL LOT



#### ITEM PB4

Title ID : 5175

Lot Area: 175,037.00 sqm.

TCT # T-76164

Brgy. Santol, Binalbagan,

Negros Occidental

Market Price: 700,148.00

Min. Bid Price : 526,000.00

#### AGRICULTURAL LOT



#### ITEM A2

Title ID : 184

Lot Area: 163,881.00 sqm.

TCT # T-188979

Lot 1 Brgy. Bi-Ao, Binalbagan,

Negros Occidental

Market Price: 1,638,810.00

Min. Bid Price : 1,320,000.00

#### ITEM PB5 - AGRICULTURAL LOT

Title ID : 3501

Lot Area: 138,376.00 sqm.

TCT # T-55221

Lot 702-A Brgy. Santol, Binalbagan,

Negros Occidental

Market Price: 830,256.00

Min. Bid Price : 623,000.00

#### ITEM PB6 - AGRICULTURAL LOT

Title ID : 3500

Lot Area: 47,341.00 sqm.

TCT # T-53163

Lot 3 Brgy. Santol, Binalbagan,

Negros Occidental

Market Price: 700,527.00

Min. Bid Price : 526,000.00

#### ITEM PB7 - HOUSE AND LOT

Title ID : 7160

Lot Area: 324.00 sqm.

Floor Area: 160.00 sqm.

TCT # T-186633

Lot 6 Blk. 1 Cor. Locsin And Dumas

Sts., Brgy. San Pedro, Binalbagan,

Negros Occidental

Market Price: 659,400.00

Min. Bid Price : 590,000.00

#### AGRICULTURAL LOT



#### ITEM PB8

Title ID : 806

Lot Area: 52,232.00 sqm.

TCT # T-6497

Lot 614-D Brgy. Bi-Ao,

Binalbagan, Negros Occidental

Market Price: 887,944.00

Min. Bid Price : 711,000.00

#### VACANT LOT

#### ITEM PB9 to ITEM PB65

Brgy. San Jose,  
Binalbagan, Negros  
Occidental

**57 Vacant lots for  
P300.00 per sq.m**



For complete listing  
Please contact

**(02) 891-6040 loc 4795 (Maan)  
(034) 433-0991 (Jingle)**

# Brgy. San Jose, Binalbagan, Negros Occidental

**April 19, 2013 • Friday • 2:00 p.m. • PNB BINALBAGAN BRANCH - Don Pedro St., Brgy. Don Pedro, Binalbagan, Negros Occidental**

**ITEM PB9 - VACANT LOT**  
**Title ID : 9411**  
**Lot Area: 200.00 sqm.**  
**TCT # T-70298**  
 Lot 2 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 60,000.00**

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**ITEM PB10 - VACANT LOT**  
**Title ID : 9448**  
**Lot Area: 615.00 sqm.**  
**TCT # T-61565**  
 Lot 6 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 184,500.00**

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**ITEM PB11 - VACANT LOT**  
**Title ID : 9398**  
**Lot Area: 615.00 sqm.**  
**TCT # T-61567**  
 Lot 8 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 184,500.00**

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**ITEM PB12 - VACANT LOT**  
**Title ID : 9391**  
**Lot Area: 191.00 sqm.**  
**TCT # T-70336**  
 Lot 14 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB13 - VACANT LOT**  
**Title ID : 9405**  
**Lot Area: 194.00 sqm.**  
**TCT # T-70292**  
 Lot 6 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,200.00**

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**ITEM PB14 - VACANT LOT**  
**Title ID : 9406**  
**Lot Area: 202.00 sqm.**  
**TCT # T-70293**  
 Lot 7 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 60,600.00**

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**ITEM PB15 - VACANT LOT**  
**Title ID : 9412**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70300**  
 Lot 4 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB16 - VACANT LOT**  
**Title ID : 9413**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70301**  
 Lot 5 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

**ITEM PB17 - VACANT LOT**  
**Title ID : 9414**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70303**  
 Lot 7 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB18 - VACANT LOT**  
**Title ID : 9415**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70304**  
 Lot 8 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB19 - VACANT LOT**  
**Title ID : 9416**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70305**  
 Lot 9 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB20 - VACANT LOT**  
**Title ID : 9417**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70306**  
 Lot 10 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB21 - VACANT LOT**  
**Title ID : 9418**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70309**  
 Lot 13 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB22 - VACANT LOT**  
**Title ID : 9420**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70311**  
 Lot 15 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB23 - VACANT LOT**  
**Title ID : 9421**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70312**  
 Lot 16 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB24 - VACANT LOT**  
**Title ID : 9422**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70313**  
 Lot 17 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 64,500.00**

**ITEM PB25 - VACANT LOT**  
**Title ID : 9423**  
**Lot Area: 207.00 sqm.**  
**TCT # T-70318**  
 Lot 4 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 62,100.00**

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**ITEM PB26 - VACANT LOT**  
**Title ID : 9424**  
**Lot Area: 194.00 sqm.**  
**TCT # T-70319**  
 Lot 5 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,200.00**

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**ITEM PB27 - VACANT LOT**  
**Title ID : 9425**  
**Lot Area: 200.00 sqm.**  
**TCT # T-70320**  
 Lot 6 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 60,000.00**

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**ITEM PB28 - VACANT LOT**  
**Title ID : 9426**  
**Lot Area: 213.00 sqm.**  
**TCT # T-70321**  
 Lot 7 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 63,900.00**

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**ITEM PB29 - VACANT LOT**  
**Title ID : 9428**  
**Lot Area: 191.00 sqm.**  
**TCT # T-70323**  
 Lot 1 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB30 - VACANT LOT**  
**Title ID : 9429**  
**Lot Area: 191.00 sqm.**  
**TCT # T-70324**  
 Lot 2 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB31 - VACANT LOT**  
**Title ID : 9430**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70326**  
 Lot 4 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**

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**ITEM PB32 - VACANT LOT**  
**Title ID : 9431**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70327**  
 Lot 5 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**

**ITEM PB33 - VACANT LOT**  
**Title ID : 9432**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70328**  
 Lot 6 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**

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**ITEM PB34 - VACANT LOT**  
**Title ID : 9433**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70329**  
 Lot 7 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**

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**ITEM PB35 - VACANT LOT**  
**Title ID : 9436**  
**Lot Area: 180.00 sqm.**  
**TCT # T-70334**  
 Lot 12 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 54,000.00**

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**ITEM PB36 - VACANT LOT**  
**Title ID : 9437**  
**Lot Area: 207.00 sqm.**  
**TCT # T-70335**  
 Lot 13 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB37 - VACANT LOT**  
**Title ID : 9438**  
**Lot Area: 192.00 sqm.**  
**TCT # T-70337**  
 Lot 1 Blk 5, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,600.00**

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**ITEM PB38 - VACANT LOT**  
**Title ID : 9439**  
**Lot Area: 186.00 sqm.**  
**TCT # T-70338**  
 Lot 2 Blk 5, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 55,800.00**

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**ITEM PB39 - VACANT LOT**  
**Title ID : 9440**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70339**  
 Lot 3 Blk 5, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**

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**ITEM PB40 - VACANT LOT**  
**Title ID : 9442**  
**Lot Area: 657.00 sqm.**  
**TCT # T-70341**  
 Lot 5 Blk 5, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 56,700.00**

**ITEM PB41 - VACANT LOT**  
**Title ID : 9443**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70342**  
 Lot 6 Blk 5, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB42 - VACANT LOT**  
**Title ID : 9444**  
**Lot Area: 183.00 sqm.**  
**TCT # T-70343**  
 Lot 1 Blk 6, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 54,900.00**

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**ITEM PB43 - VACANT LOT**  
**Title ID : 9445**  
**Lot Area: 191.00 sqm.**  
**TCT # T-70344**  
 Lot 2 Blk 6, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB44 - VACANT LOT**  
**Title ID : 9446**  
**Lot Area: 207.00 sqm.**  
**TCT # T-70346**  
 Lot 4 Blk 6, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 62,100.00**

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**ITEM PB45 - VACANT LOT**  
**Title ID : 9447**  
**Lot Area: 214.00 sqm.**  
**TCT # T-70347**  
 Lot 5 Blk 6, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 64,200.00**

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**ITEM PB46 - VACANT LOT**  
**Title ID : 9395**  
**Lot Area: 527.00 sqm.**  
**TCT # T-61556**  
 Lot 11 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 158,100.00**

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**ITEM PB47 - VACANT LOT**  
**Title ID : 9397**  
**Lot Area: 567.00 sqm.**  
**TCT # T-61563**  
 Lot 4 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 170,100.00**

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**ITEM PB48 - VACANT LOT**  
**Title ID : 9399**  
**Lot Area: 657.00 sqm.**  
**TCT # T-61568**  
 Lot 9 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 197,100.00**

**ITEM PB49 - VACANT LOT**  
**Title ID : 9401**  
**Lot Area: 178.00 sqm.**  
**TCT # T-70288**  
 Lot 2 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 53,400.00**

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**ITEM PB50 - VACANT LOT**  
**Title ID : 9402**  
**Lot Area: 183.00 sqm.**  
**TCT # T-70289**  
 Lot 3 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 54,900.00**

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**ITEM PB51 - VACANT LOT**  
**Title ID : 9403**  
**Lot Area: 180.00 sqm.**  
**TCT # T-70290**  
 Lot 4 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 54,000.00**

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**ITEM PB52 - VACANT LOT**  
**Title ID : 9407**  
**Lot Area: 211.00 sqm.**  
**TCT # T-70294**  
 Lot 8 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 63,300.00**

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**ITEM PB53 - VACANT LOT**  
**Title ID : 9410**  
**Lot Area: 200.00 sqm.**  
**TCT # T-70297**  
 Lot 1 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 60,000.00**

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**ITEM PB54 - VACANT LOT**  
**Title ID : 9396**  
**Lot Area: 527.00 sqm.**  
**TCT # T-61557**  
 Lot 12 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 158,100.00**

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**ITEM PB55 - VACANT LOT**  
**Title ID : 9404**  
**Lot Area: 197.00 sqm.**  
**TCT # T-70291**  
 Lot 5 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 59,100.00**

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**ITEM PB56 - VACANT LOT**  
**Title ID : 9427**  
**Lot Area: 227.00 sqm.**  
**TCT # T-70322**  
 Lot 8 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 68,100.00**

**ITEM PB57 - VACANT LOT**  
**Title ID : 9435**  
**Lot Area: 180.00 sqm.**  
**TCT # T-70333**  
 Lot 11 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 54,000.00**

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**ITEM PB58 - VACANT LOT**  
**Title ID : 9441**  
**Lot Area: 191.00 sqm.**  
**TCT # T-70340**  
 Lot 4 Blk 3, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 57,300.00**

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**ITEM PB59 - VACANT LOT**  
**Title ID : 9419**  
**Lot Area: 204.00 sqm.**  
**TCT # T-70310**  
 Lot 14 Blk 2, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 61,200.00**

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**ITEM PB60 - VACANT LOT**  
**Title ID : 9408**  
**Lot Area: 219.00 sqm.**  
**TCT # T-70295**  
 Lot 9 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 65,700.00**

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**ITEM PB61 - VACANT LOT**  
**Title ID : 9392**  
**Lot Area: 527.00 sqm.**  
**TCT # T-61548**  
 Lot 3 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 158,100.00**

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**ITEM PB62 - VACANT LOT**  
**Title ID : 9400**  
**Lot Area: 421.00 sqm.**  
**TCT # T-66737**  
 Lot 2 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 126,300.00**

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**ITEM PB63 - VACANT LOT**  
**Title ID : 9393**  
**Lot Area: 527.00 sqm.**  
**TCT # T-61554**  
 Lot 9 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 158,100.00**

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**ITEM PB64 - VACANT LOT**  
**Title ID : 9394**  
**Lot Area: 527.00 sqm.**  
**TCT # T-61555**  
 Lot 10 Blk 1, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 158,100.00**

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**ITEM PB65 - VACANT LOT**  
**Title ID : 9434**  
**Lot Area: 195.00 sqm.**  
**TCT # T-70330**  
 Lot 8 Blk 4, Brgy. San Jose,  
 Binalbagan, Negros Occidental  
**Min. Bid Price : 58,500.00**