



Tuguegarao Housing Business Center
2nd Floor Editha Tuddao Building, Balzain Highway,
Tuguegarao City, Cagayan

INVITATION TO BID

September 12, 2019

The Pag-IBIG Fund Committee on Disposition of Acquired Assets shall conduct a sealed public auction for the sale of acquired asset properties at 3rd Floor, Conference Room, Editha Tuddao Building, Balzain Highway, Tuguegarao City, Cagayan on the following dates:

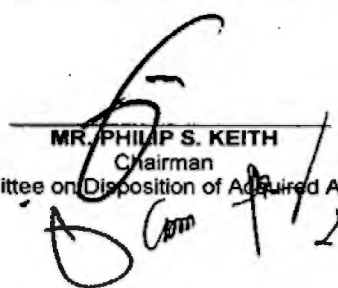
DATE	AREAS	NO. OF UNITS
September 12, 2019	Cagayan, Isabela, Nueva Vizcaya, Quirino	39
	Total	39

GENERAL GUIDELINES

- Interested parties are required to secure copies of: (a) Instruction to Bidders (HQP-AAF-104) and (b) OFFER TO BID (HQP-AAF-103) from the office of the Acquired Assets Management at 3rd Floor, Conference Room, Editha Tuddao Building, Balzain Highway, Tuguegarao City, Cagayan or may download the forms at www.pagibigfund.gov.ph (link Disposition of Acquired Assets for Public Auction).
- Properties shall be sold on an "AS IS, WHERE IS" basis.
- All interested buyers are encouraged to inspect the property/ies before tendering their offer/s. The list of the properties may be viewed at www.pagibigfund.gov.ph/aa/aa.aspx (Other properties for sale-Disposition of Acquired Assets for Public Auction).
- Bidders are also encouraged to visit our website, www.pagibigfund.gov.ph/aa/aa.aspx five (5) days prior the actual auction date, to check whether there are any erratum posted on the list of properties posted under the sealed public auction.
- Sealed proposals shall be received by the **Committee on Disposition of Acquired Assets' Secretariat at 3RD FLOOR, CONFERENCE ROOM, EDITHA TUDDAO BUILDING, BALZAIN HIGHWAY, TUGUEGARAO CITY, CAGAYAN**, starting **8:00 AM** but not later than **12:00 NN** on the scheduled date; the said proposals shall be opened immediately in the presence of the committee and attending bidders. Bidders are advised to submit their proposals only on the scheduled date of batch. No proposals shall be accepted by the committee earlier or later than the scheduled date.
- The Bid Offer shall not be lower than the minimum bid set by the Fund.
- Each bid proposal shall be accompanied by a BIDDER'S BOND either in CASH or MANAGER'S CHECK issued by any commercial bank, payable to Pag-IBIG FUND, for an amount equivalent to 10% of the BID PRICE. It shall likewise serve as the down payment of the winning bidder.
- For Bidders, whose bid bond is in the form of a MANAGER'S CHECK, are advised to adhere to the current Bangko Sentral ng Pilipinas' (BSP) memorandum relative to the proper handling of checks: **Do not staple, crumple, fold, bind or pin checks.**
- Payment of the remaining ninety percent (90%) bid offer balance may either be thru any of the following modes:
 - Cash** – on which the approved purchase price shall be paid not later than thirty (30) calendar days from date of receipt of Notice of Award (NOA).
 - Short Term Installment basis** – on which payment shall be in equal monthly installment inclusive of 12% interest per annum and provided the chosen payment term shall not exceed twelve (12) months.
 - Long Term Installment** – payment shall be in the form of monthly amortization based on the approved loan term, which may be up to a maximum of thirty (30) years with the following considerations:
 - Loan approval and term shall be subject to eligibility requirements stipulated under the Pag-IBIG End-User Home Financing Program guidelines;

2. The amount shall be the bidder's bid offer, net of the 10% downpayment;
 3. In case the long term installment has been disapproved, the 10% bidder's bond shall be forfeited in favor of the Fund.
 4. The buyer shall be required to file his Long Term installment application and pay the following incidental expenses within thirty (30) calendar days from receipt of the Notice of Approval of Sale:
 - a. Processing fee of Three Thousand Pesos (the P1,000.00 shall be paid on the auction day while the remaining P2,000.00 shall be paid upon submission of complete requirements);
 - b. Equity, if applicable;
 - c. One year advance insurance premiums (sales redemption insurance as well as fire and allied peril insurance);
 5. In case the Bid Offer, net of the ten percent (10%) bid bond, is still higher than the appraisal value of the property, the amount in excess of the appraisal value shall be treated as equity. It shall be paid by the buyer within thirty (30) calendar days upon receipt of Notice of Loan Approval.
 6. Original Borrowers who wish to participate on the Sealed Public Auction shall not be allowed to bid thru long term installment. They may only bid thru cash or short term installment basis.
10. The Bidders shall be present at the opening of bids. Bidders may designate their Authorized Representatives, provided they shall issue the following documents:
- a. Notarized Special Power of Attorney (SPA) for individual-bidder. *The SPA's purpose shall be specific and limited only to authorized representative's participation on the auction in behalf of the principal bidder.*
 - b. Secretary's Certificate for company-bidder
11. The Opening of Bids shall commence from **01:00 PM** until completion.
12. The bidder who offers the highest bid shall be declared as the winner.
13. In case there are identical offers constituting the highest bids, the tie shall be resolved by considering the Mode of Payment. The priority in terms of mode of payment shall be as follows:
- a. Cash;
 - b. Short-Term Installment;
 - c. Long-Term Installment.
14. If there is still a tie after considering the mode of payment, it shall be resolved immediately through toss coin. However, in case there are more than two (2) highest bidders, the tie shall be resolved based on the time of registration of bids.
- If there is still a tie, it shall be resolved immediately by an open auction between/among the tied highest bidders.
15. The non-winning bidders' respective bid bonds shall be returned to them immediately together with an Acknowledgment Receipt once a winning bidder has been declared.
16. If the winning bidder fails or refuses to push through with the purchase of the property, or fails to pay in full the remaining balance within 30 calendar days from receipt of the Notice of Award (NOA), he shall lose his right as winning bidder and the 10% bidder's bond shall be forfeited in favor of the Fund.
17. The Fund shall declare the next highest bidder as the winning bidder in case the sale to the original winning bidder is cancelled. He shall be required to pay a down payment of 10% of the offer price within 15 calendar days from notification and the remaining ninety percent (90%) of his/her bid offer within the approved payment period. In the event there are two (2) or more complying bidders, the same rule on resolving ties shall be applied.
18. Interested parties may visit the **LOANS MANAGEMENT AND RECOVERY DIVISION** or contact **Engr. CARMELITA D. MUNAR** or **Engr. RODRIGO EULALIO JOEL B. CALAGUI** at tel. no. **844-0534/1448/2285**. You may also email your inquiries for further details at tuguegaraohbc@pagibigfund.gov.ph.

PAG-IBIG FUND RESERVES THE RIGHT TO REJECT ANY OR ALL BIDS, TO WAIVE ANY FORMALITY THEREIN OR ACCEPT SUCH BIDS AS MAY BE CONSIDERED MOST ADVANTAGEOUS TO THE FUND. THE DECISION OF THE FUND IS FINAL AND BINDING.


MR. PHILIP S. KEITH
Chairman
Committee on Disposition of Acquired Assets



Asset Recovery Group
2nd Floor, Editha Tuddao Building
Balzain Highway, Tuguegarao City

INVITATION TO BID

Date: September 12, 2019

The Pag-IBIG Fund Committee on Disposition of Acquired Assets shall conduct a sealed public bidding for the sale of the following acquired properties at 3rd floor, Conference Room, Editha Tuddao Building, Balzain Highway, Tuguegarao City, Cagayan.

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NUMBER	LOT AREA	FLOOR AREA	APPRAISED VALUE	MINIMUM BID PRICE	APPRAISAL DATE	REMARKS
CAGAYAN										
BALLESTEROS										
1	803419031100024	L 03, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000535	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
2	803419031100030	L 04, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000536	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
3	803419031100023	L 05, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000537	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
4	803419031100043	L 06, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000538	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
5	803419031100044	L 07, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000539	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
6	803419031100045	L 08, Cabaritan East, Ballesteros, Cagayan	Lot Only	034-2015000540	250.00	0.00	225,000.00	225,000.00	1/30/2019	UNOCCUPIED / Title for Consolidation
ENRILE										
7	834201903130004	B 14, L 11, Rio Del Grande Subdivision, Madderulug Sur, Enrile, Cagayan	House & Lot	032-2014000078	80.00	30.00	485,000.00	495,000.00	2/20/2019	UNOCCUPIED / Title in the name of HMOF
8	803418092800216	B 23, L 25, Rio Del Grande Subdivision, Madderulug Sur, Enrile, Cagayan	House & Lot	T-175662	80.00	30.00	550,800.00	550,800.00	8/5/2018	UNOCCUPIED / Title for Consolidation
9	803418092800218	B 23, L 28, Rio Del Grande Subdivision-1, Madderulug Sur, Enrile, Cagayan	House & Lot	T-175647	80.00	30.00	550,800.00	550,800.00	8/5/2018	UNOCCUPIED / Title for Consolidation
10	803418092800207	B 56, L 25, Rio Del Grande Subdivision-2, Madderulug Sur, Enrile, Cagayan	House & Lot	032-2015003330	124.00	30.00	833,500.00	833,500.00	7/15/2019	UNOCCUPIED / Title for Consolidation
11	803418092800205	B 56, L 33, Rio Del Grande Subdivision-2, Madderulug Sur, Enrile, Cagayan	House & Lot	032-2015003104	100.00	30.00	710,700.00	710,700.00	7/15/2019	UNOCCUPIED / Title for Consolidation
12	803418092800202	B 58, L 21, Rio Del Grande Subdivision-2, Madderulug Sur, Enrile, Cagayan	House & Lot	032-2014004159	80.00	30.00	653,500.00	653,500.00	7/15/2019	OCCUPIED / Title for Consolidation
13	803418092800203	B 59, L 06, Rio Del Grande Subdivision-3, Madderulug Sur, Enrile, Cagayan	House & Lot	032-2014004651	80.00	30.00	588,000.00	588,000.00	5/22/2018	UNOCCUPIED / Title for Consolidation
IGUIG										
14	803418092800224	B 03, L 04, Wonderland Homes Subdivision-1, Sta. Teresa, Iguig, Cagayan	House & Lot	032-2014005866	99.00	85.50	1,392,600.00	1,392,800.00	6/25/2018	UNOCCUPIED / Title for Consolidation
SANCHEZ MIRA										
15	834201901090001	L 4387-C, Santor, Sanchez Mira, Cagayan	House & Lot	034-2014000008	233.00	110.00	705,000.00	705,000.00	9/25/2018	OCCUPIED / Title in the name of HMOF
TUGUEGARAO CITY										
16	803418092800217	L 6028-C-5, Annapunan East, Tuguegarao City, Cagayan	Lot Only	T-155200	1,000.00	0.00	1,200,000.00	1,200,000.00	1/8/2018	UNOCCUPIED / Title for Consolidation
ISABELA										
ALICIA										
17	803418092800185	L 8-B-2, Apanay, Alicia, Isabela	House & Lot	035-2014006207	1,500.00	175.50	5,254,000.00	5,254,000.00	1/11/2019	OCCUPIED / Title for Consolidation

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NUMBER	LOT AREA	FLOOR AREA	APPRAISED VALUE	MINIMUM BID PRICE	APPRAISAL DATE	REMARKS
CAUAYAN										
18	803419031100021	L 5-A, Labinab, Cauayan City, Isabela	Lot Only	035-2014000844	1,043.00	0.00	1,411,596.20	1,411,596.20	2/1/2019	UNOCCUPIED / Title for Registration
19	803419031100031	L 5-B, Labinab, Cauayan City, Isabela	Lot Only	035-2014000845	686.00	0.00	779,499.12	779,499.12	2/1/2019	UNOCCUPIED / Title for Registration
20	834201904230002	L 215, San Isidro, Cauayan City, Isabela	House & Lot	T-355218	790.00	70.85	1,102,900.00	1,102,900.00	1/28/2019	OCCUPIED / Title for Consolidation
ILAGAN										
21	834201903180001	B 18, L 07, California Homes Subdivision, Alibagu, Ilagan, Isabela	House & Lot	035-2014003971	150.00	32.40	541,700.00	541,700.00	3/4/2019	OCCUPIED / Title in the name of HMDF
22	803418092800225	B 06, L 15, Richmond Hills Subdivision, Alibagu, Ilagan, Isabela	Lot Only	035-2013000009	96.00	0.00	432,000.00	432,000.00	7/19/2019	UNOCCUPIED / Title for Consolidation
23	834201903180002	B 11, L 24, New Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	House & Lot	035-2014002466	96.00	32.50	888,300.00	888,300.00	3/4/2019	UNOCCUPIED / Title for Consolidation
24	834201812210003	B 11, L 25, Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	House & Lot	035-2014002487	96.00	32.50	868,600.00	868,600.00	9/25/2018	OCCUPIED / Title for Consolidation
25	834201904260001	B 20, L 03 & 04, New Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	House & Lot	035-2014002561 & 035-2014002562	108.00	32.50	930,346.67	930,346.67	1/29/2018	OCCUPIED / Title for Consolidation
26	834201903130006	B 34, L 01, Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	Lot Only	035-2014003368	105.00	0.00	404,250.00	404,250.00	3/6/2018	UNOCCUPIED / Title for Consolidation
27	834201903130005	B 34, L 02, Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	Lot Only	035-2014003369	99.00	0.00	381,150.00	381,150.00	3/6/2018	UNOCCUPIED / Title for Consolidation
28	803418092800215	B 36, L 14, Villa Jesusa-1 Subdivision, Alibagu, Ilagan, Isabela	House & Lot	035-2017001155	96.00	42.50	921,000.00	921,000.00	10/3/2018	UNOCCUPIED / Title for Consolidation
ROXAS										
29	834201901040002	L 5052-A-3-A, San Rafael, Roxas, Isabela	House & Lot	035-2014003928	180.00	59.28	788,300.00	788,300.00	9/18/2018	OCCUPIED / Title in the name of HMDF
SANTIAGO CITY										
30	834201902190005	B 10, L 21, St. James Heights Subdivision, Batul, Santiago City, Isabela	House & Lot	165-2014000169	100.00	43.26	499,533.33	499,533.33	1/25/2019	UNOCCUPIED / Title in the name of HMDF
31	803418092800189	B 09, L 10, Silverland Homes Subdivision, Patul, Santiago City, Isabela	House & Lot	TSC-21028	103.00	36.00	846,300.00	846,300.00	9/7/2018	OCCUPIED / Title for Consolidation
32	834201812210004	B 11, L 25, Silverland Homes Subdivision, Patul, Santiago City, Isabela	House & Lot	TSC-22550	50.00	25.00	551,700.00	551,700.00	9/26/2018	OCCUPIED / Title for Consolidation
33	834201905200001	B 11, L 28, Silverland Homes Subdivision, Patul, Santiago City, Isabela	House & Lot	165-2018000273	50.00	25.00	535,000.00	535,000.00	1/25/2019	UNOCCUPIED / Title in the name of HMDF
34	803418092800124	L 1538-G-2, Rizal, Santiago City, Isabela	Lot Only	165-2017001643	835.00	0.00	1,753,500.00	1,753,500.00	11/20/2018	OCCUPIED / Title in the name of HMDF
NUEVA VIZCAYA										
DIADI										
35	834201811210001	L 6075-A, Poblacion, Diadi, Nueva Vizcaya	House & Lot	038-2012001084	1,000.00	72.00	1,736,700.00	1,736,700.00	7/19/2018	OCCUPIED / Title in the name of HMDF
SOLANO										
36	803419031100022	L 2775-B-2-D-6-B & 2775-B-2-D-6-C, Osmeña, Solano, Nueva Vizcaya	House & Lot	036-2014000104 & 036-2014000105	400.00	196.64	4,651,800.00	4,651,800.00	1/31/2019	OCCUPIED / Title for Consolidation
QUIRINO										
CABARROGUIS										
37	834201903130007	L 25053-F, San Marcos, Cabarroguis, Quirino	Lot Only	037-2014000029	1,000.00	0.00	479,200.00	479,200.00	2/22/2019	UNOCCUPIED / Title in the name of HMDF
DIFFUN										
38	803418092800211	L 30623-F, Rizal, Diffun, Quirino	House & Lot	T-22744	1,000.00	48.60	1,052,900.00	1,052,900.00	7/12/2019	UNOCCUPIED / Title for Consolidation
NAGTIPUNAN										
39	803418092800210	L 111-I, Ponggo, Nagtipunan, Quirino	House & Lot	T-12584	1,116.00	235.00	3,654,000.00	3,654,000.00	7/18/2019	OCCUPIED / Title for Consolidation