



CALAMBA HOUSING HUB
Loans Management and Recovery Department
Task Force Acquired Assets Management
GF High Rise Business Center, National Highway
Barangay Halang, Calamba City, Laguna

INVITATION TO SUBMIT OFFER TO PURCHASE

November 14, 2023

The Pag-IBIG Fund Committee on Disposition of Acquired Assets hereby invites interested buyers who would like to purchase Pag-IBIG Fund acquired assets through negotiated sale:

PUBLICATION BATCH NO.	AREA / LOCATION OF PROPERTIES	NO. OF AVAILABLE UNITS	PERIOD OF ACCEPTANCE OF OFFERS
Batch 47165	Quezon Province <i>Atimonan, Candelaria, Lucena City, Pagbilao, Sariaya, Tagkawayan, Tayabas City, and Tiaong</i> Occidental Mindoro <i>Magsaysay and Mamburao</i>	61	November 16, 2023 – November 22, 2023

GENERAL GUIDELINES

1. The list of the properties for negotiated sale may be viewed at www.pagibigfund.gov.ph.
2. Interested buyers are encouraged to inspect their desired property/ies to purchase prior to submission of offer.
3. The properties shall be sold on an “**AS IS, WHERE IS**” basis which means that the buyer accepts whatever the physical status of the property/ies including whether it is occupied or not.
4. The **OFFERED PRICE** per property **shall not fall below the minimum gross selling price** of the property set by the Fund.

Example: If the minimum gross selling price of the property is P600,000.00, the Offered Price to be indicated in the Offer to Purchase shall be “P600,000.00” or higher.

5. Purchase of the said properties may be one of the following modes of sale:

a. GROUP SALE

- Available to interested buyers employed under the same employer. Their employer shall meet the following requirements prior to submission of offer:
 - Accredited pursuant to the criteria provided in the prevailing guidelines on the Pag-IBIG Fund Employer Accreditation Program;
 - Have a Collection Servicing Agreement (CSA) or will have CSA with the Fund relative to the deduction and remittance of housing amortization.

NOTE: This mode of sale is also available to members of employees’ associations or cooperatives whose employer has a CSA or willing to execute a CSA with the Fund.

- The interested buyers shall submit their individual offer stating their desired property to purchase, offered price and preferred mode of payment (cash, short-term installment or long term installment) to their group’s authorized representative.
- The group’s representative shall batch the offers and accomplish Offer to Purchase (**HQP-AAF-213**) with attached List of Interested Employees/Members and Properties to be Purchased under Group Sale (**HQP-AAF-214**).
- The “aggregate Gross Selling Price” of the properties subject of group’s initial offer for the year should be **at least** Ten Million Pesos (P10,000,000.00).

Example:

Desired Properties	Gross Selling Price*	Offered Price**
Property A	P3,000,000	P3,100,000
Property B	P3,000,000	P3,100,000
Property C	P4,000,000	P4,100,000
Total	P10,000,000	P10,300,000

*Set by Pag-IBIG Fund
 **Set by the employee/members of the group

- The Fund shall grant a discount depending on the aggregate gross selling price of the properties as follows:

Gross Selling Price	Discount Rate
P10M to P50M	40%
More than P50M to P100M	42%
More than P100M	45%

- The Offer to Purchase and List shall be sealed in a mailing envelope.

b. **BULK SALE**

- Available to interested buyers of more than one (1) acquired asset with the aggregate “Gross Selling Price” of at least Ten Million Pesos (P10,000,000.00).

Example:

Desired Properties	Gross Selling Price*	Offered Price**
Property A	P3,000,000	P3,100,000
Property B	P3,000,000	P3,100,000
Property C	P4,000,000	P4,100,000
Total	P10,000,000	P10,300,000

*Set by Pag-IBIG Fund
 **Set by the Buyer

- Interested buyers shall accomplish Offer to Purchase [If an individual, **HQP-AAF-212 (V02, 02/2022)**; if a juridical entity, **HQP-AAF-213 (V02, 02/2022)**] indicating their preferred mode of payment (cash or short-term installment) together with a List of Properties to be Purchased under Bulk Sale (**HQP-AAF-215**).
- The Fund shall grant a discount depending on the aggregate gross selling price of the properties as follows:

Gross Selling Price	Discount Rate
P10M to P50M	40%
More than P50M to P100M	42%
More than P100M	45%

- The Offer to Purchase and List shall be sealed in a mailing envelope.

c. **RETAIL SALE**

- Available to any buyers who are interested to purchase Pag-IBIG Fund acquired assets.
- Interested buyers shall submit their offer indicating their preferred mode of payment (cash or short-term installment) using the form Offer to Purchase (If an individual, **HQP-AAF-212**; if a juridical entity, **HQP-AAF-213**).
- The Fund shall grant a discount depending on the chosen mode of payment:

Mode of Payment	Discount
Cash	30%
Short-Term Installment	20%
Long-Term Installment	10%

- If the mode of payment is through long term installment, the buyer shall attach a copy of his/her proof of income and copy of valid ID with three specimen signatures to the Offer to Purchase.
 - The Offer to Purchase shall be sealed in a mailing envelope.
6. The sealed envelope containing the offer shall be dropped in the drop box located at **GF Pag-IBIG Fund Calamba (Annex Building) National Highway, Barangay Halang, Calamba City, Laguna – Counter 5/6**.
 7. The interested buyer shall be required to register at the frontline counter prior to dropping of sealed offers. A Registration Stub will be issued as proof of registration.
 8. In case the offer will be dropped by a representative, an Authorization Letter signed by the buyer and photocopy of valid ID of the buyer with contact number shall be presented upon registration. The authorization shall only be limited to the dropping of sealed offer.
 9. Acceptance of sealed offers shall be from **8:00 AM to 5:00 PM** starting **November 16, 2023** until **November 22, 2023**. No offers shall be accepted after the said cut-off time and date.
 10. The determination of winning offers shall be on **November 23, 2023** at **Pag-IBIG Fund Calamba, High Rise Business Center, National Highway, Barangay Halang, Calamba City, Laguna**.
 11. The determination of winning offers shall be monitored by a representative from Commission on Audit (COA). Attendance of the buyer in the venue is only optional.
 12. The buyer who has the **HIGHEST OFFERED PRICE** on a specific property shall be considered the winner.
 13. In case there are identical offers constituting the highest offer on a specific property, the tie shall be resolved by toss coin. However, in case there are more than two (2) highest offerors, the tie shall be resolved through draw lots.
 14. The result of the negotiated sale shall be released and posted in the Pag-IBIG Fund official website at www.pagibigfund.gov.ph on the following week after the scheduled date of determination of winning offers. Buyers are encourage to check the result on the said website.
 15. Any notification sent by Pag-IBIG Fund through email or SMS shall be sufficient compliance to the notification requirement and presumed to be deemed received by the buyer. In this regard, the Buyer shall ensure that the contact number and email address indicated on the Offer to Purchase are active. The buyer shall inform Pag-IBIG Fund immediately on any changes on his/her contact number.
 16. The winning buyer shall be required to pay a **NON-REFUNDABLE RESERVATION FEE OF ONE THOUSAND PESOS (P1,000.00)** (except for Bulk Sale) within five (5) working days from date of receipt of Notice of Award (NOA). If the mode of payment is through cash or short term installment, a downpayment of at least five percent (5%) of the net selling price shall be paid together with the reservation fee.
 17. The winning buyers must abide by the terms and conditions of his chosen mode of payment:
 - a. **Cash Payment** – the balance on the net selling price shall be paid not later than thirty (30) calendar days from date of signing of Deed of Conditional Sale (DCS).

- b. **Short-Term Installment** – the balance on the net selling price shall be paid in equal monthly installments, provided that the chosen payment term shall not exceed twelve (12) months subject to an interest based on the Full Risk-Based Pricing Framework for three-year fixing period. For Bulk Sale, the applicable interest rate shall be based on the Fund's Full Risk-Based Pricing Framework for Wholesale Loans.
- c. **Long-Term Installment** – payment shall be in the form of monthly amortization based on the approved term, which may be up to a maximum of thirty (30) years with the following considerations:
- c.1. Approval and term shall be subject to eligibility requirements stipulated under the Circular 428 Omnibus Guidelines on Sale of Pag-IBIG Fund Real and Other Properties Acquired;
 - c.2. The amount shall be the buyer's offered price;
 - c.3. The buyer shall be required to file his/her Long-Term Installment application and pay the following incidental expenses within thirty (30) calendar days from payment of reservation fee:
 - Processing fee of Two Thousand Pesos (P2,000.00) shall be paid upon submission of complete requirements; - Equity, if applicable;
 - One-year advance insurance premiums (sales redemption insurance as well as non-life insurance);
 - c.4. In case the Offered Price, net of downpayment (if any) and additional discount, is still higher than the approved amount for Long Term Installment, the amount in excess shall be treated as equity. It shall be paid by the buyer within thirty (30) calendar days from receipt of Notice of Conditional Approval of Sale (NCAS).
 - c.5. Original Borrowers who wish to participate on the negotiated sale shall not be allowed to avail long term installment as mode of payment. They may only submit offer thru cash or short-term installment basis.
 - c.6. In case the application has been disapproved due to buyer's fault, any downpayment not to exceed 5% of the net selling price and processing fee shall be forfeited in favor of the Fund.
18. The winning buyer shall take possession of the property without seeking assistance from the Fund.
19. If the winning buyer fails or refuses to push through with the purchase of the properties, or fails to comply with the terms and conditions of the sale, he/she shall lose his/her right as the winning buyer and the Fund shall offer the subject property/ies on the next list of properties to be offered for negotiated sale.
20. Interested parties may visit the **Task Force Acquired Assets Management** and contact **Mr. Archimedes B. Bergancia, Ms. Emelita D. Macale, or Mr. Alexses P. Orias** at tel. no. (02) 8422-3000 local 6410/6403. You may also email your inquiries for further details at **calambalmrd.tfaamms@pagibigfund.gov.ph**.

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

(sgd.) NANETTE GERARDA T. ABILAY
Chairman, Committee on Disposition of Acquired Assets

Pag-IBIG Fund
Calamba Housing Hub
Loans Management and Recovery Department
Task Force Acquired Assets Management

LIST OF ACQUIRED ASSETS AVAILABLE FOR NEGOTIATED SALE

Publication Batch Number : **47165**

Acceptance of Offers: November 16, 2023 - November 22, 2023
Opening of Offers: November 23, 2023

PROVINCE OF QUEZON

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NO.	LOT AREA	FLOOR AREA	MINIMUM GROSS SELLING PRICE	APPRAISAL DATE	REQUIRED GROSS MONTHLY INCOME FOR BUYERS WHO WILL CHOOSE LONG TERM INSTALLMENT AS MODE OF PAYMENT (Amount is based on minimum gross selling price, required GMI may change depending on actual Offered Price)	REMARKS
MUNICIPALITY OF ATIMONAN										
1	804619083000047	Lot 12139A Blk. N/A Phase N/A Section DC SOUTHVILLE SUBDIVISION TAGBAKIN ATIMONAN QUEZON REGION 4-A (CALABARZON) 4331	Double Attached	066-2019006193	105.00	76.06	1,894,700.00	10/14/2022	33,331.41	Occupied - Title Named in HDMF
2	804619073100019	Lot 01 Blk. 01 Phase N/A ST. JOSEPH HILLS TAGBAKIN ATIMONAN QUEZON REGION 4-A (CALABARZON) 4331	Single Attached	066-2012000354	198.00	103.94	3,085,300.00	10/14/2022	54,276.35	Occupied - Title Named in HDMF
MUNICIPALITY OF CANDELARIA										
3	804619052300004	Lot 17 Blk. N/A Phase N/A Section N/ DE GALA MACALINDONG SUBDIVISION BUKAL SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Detached	T-359231	349.00	96.78	1,499,300.00	01/27/2023	26,375.57	Occupied - Title Named in HDMF
4	804619033000005	Lot 10 Blk. 1 MALABANBAN NORTE CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Detached	066-2020001098	120.00	172.50	3,327,700.00	07/02/2022	58,540.63	Unoccupied - Title Named in HDMF
5	804619083000019	Lot 3-B-5-A Blk. N/A Phase N/A Section N/ EASTERN SPRING SUBDIVISION MALABANBAN SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Attached	066-2013005570	150.00	60.10	1,180,700.00	02/10/2023	20,770.78	Occupied - Title Named in HDMF
6	804619042500011	Lot 18 Blk. 04 Phase - Section - CASSANDRA VILLAGE MANGILAG SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Lot Only	T-353219	192.00	-	326,400.00	07/15/2023	5,742.00	Unoccupied Lot - Title Named in HDMF
7	804619042500010	Lot 21 Blk. 04 Phase - Section - CASSANDRA VILLAGE MANGILAG SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Lot Only	T-364980	190.00	-	323,000.00	07/15/2023	5,682.19	Unoccupied Lot - Title Named in HDMF
8	804619042500037	Lot 22 Blk. 04 Phase - Section - CASSANDRA VILLAGE MANGILAG SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Lot Only	T-522782	173.00	-	294,100.00	07/15/2023	5,173.78	Unoccupied Lot - Title Named in HDMF
9	804619022000004	Lot 23 Blk. 04 CASSANDRA VILLAGE MANGILAG SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Lot Only	T-377466	177.00	-	300,900.00	06/09/2023	5,293.41	Occupied - Title Named in HDMF
10	846202307270019	Lot 20 Blk. 16 CALIYA CANDELARIA MASIN SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Town House	066-2020008130	45.00	50.00	1,922,400.00	06/03/2023	33,818.71	Unoccupied - For Title Consolidation
11	804620101600001	Lot 4033-D-5 Blk. 0 MASIN SUR CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Attached	T-511476	100.00	75.48	1,102,700.00	01/20/2023	19,398.61	Occupied - Title Named in HDMF
12	804619063000088	Lot 09 Blk. 09 Phase 1 VILLA KATRINA SUBD. PAHINGA NORTE CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Attached	066-2018004469	72.00	36.00	758,200.00	09/05/2022	13,338.19	Occupied - Title Named in HDMF
13	846202001300001	Lot 22 Blk. 13 VILLA KATRINA SUBD. PAHINGA NORTE CANDELARIA QUEZON REGION 4-A (CALABARZON) 4323	Single Attached	T-438967	72.00	36.00	1,039,200.00	02/17/2023	18,281.52	Occupied - For Title Consolidation
CITY OF LUCENA										
14	804619073100017	Lot 4968B2I9D9E Blk. N/A Phase N/A MUTYA SUBDIVISION COTTA LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-116963	180.00	-	648,000.00	12/15/2022	11,399.56	Occupied - Title Named in HDMF

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15	846202002240006	Lot 2245-A-1-A-1 UNITED HOMES SUBD COTTA LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-125189	180.00	-	468,000.00	06/25/2022	8,233.02	Occupied - For Title Consolidation
16	804619022100005	Lot 2245-A-8-C UNITED HOMES SUBDIVISION COTTA LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-154459	180.00	-	468,000.00	06/25/2022	8,233.02	Unoccupied Lot - For Title Consolidation
17	804619042900032	Lot L2245-A-8-D Blk. N/A Phase N/A UNITED HOMES SUBDIVISION COTTA LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	073-2017003512	233.00	-	605,800.00	06/25/2022	10,657.19	Unoccupied Lot - Title Named in HDMF
18	804619073100006	Lot 3417-G-7 Blk. N/A Phase N/A Section N/ REYMAR SUBDIVISION GULANG-GULANG LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-60800	189.00	-	604,800.00	07/12/2022	10,639.59	Unoccupied Lot - For Title Consolidation
19	804619073100007	Lot 3417-G-8 Blk. N/A Phase N/A Section N/ REYMAR SUBDIVISION GULANG-GULANG LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-60801	185.00	-	592,000.00	07/12/2022	10,414.42	Unoccupied Lot - For Title Consolidation
20	804619042900028	Lot 03 Blk. 01 Phase N/A UNSON SUBDIVISION GULANG-GULANG LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	073-2016003246	189.00	95.00	2,261,600.00	06/25/2022	39,785.89	Occupied - Title Named in HDMF
21	804619022800009	Lot 3674-C-9-B Blk. N/A Phase N/A UNIVERSITY VILLAGE IBABANG DUPAY LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	T-144264	250.00	45.60	2,546,021.13	06/04/2022	44,789.40	Occupied - For Title Consolidation
22	804619051700005	Lot 15 Blk. 01 Phase 1 Section N/ WELMANVILLE SUBDIVISION ISABANG LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	066-2018007615	149.00	30.00	1,195,500.00	06/04/2022	21,031.14	Occupied - Title Named in HDMF
23	804619063000056	Lot 19 Blk. 11 Phase 2 Section N/ WELMANVILLE SUBDIVISION BOCOCHAN LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	T-86172	70.00	30.00	484,800.00	06/04/2022	8,528.56	Occupied - For Title Consolidation
24	804619083000026	Lot 04 Blk. 06 Phase 2 Section N/ BESTLAND HOMES SUBDIVISION MAYAO CROSSING LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	073-2018002904	64.00	28.91	446,000.00	05/05/2023	7,846.00	Occupied - Title Named in HDMF
25	804619042900004	Lot 09 Blk. 09 Phase 2 Section N/ BESTLAND HOMES SUBDIVISION MAYAO CROSSING LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	073-2017000575	56.00	49.50	856,100.00	05/05/2023	15,060.44	Occupied - Title Named in HDMF
26	804619121800001	Lot 07 Blk. 03 HOLY SPIRIT SUBDIVISION MAYAO CROSSING LUCENA CITY QUEZON REGION 4-A (CALABARZON)	Lot Only	T-67365	110.00	-	407,000.00	12/27/2022	7,159.91	Unoccupied Lot - For Title Consolidation
27	804619121800002	Lot 08 Blk. 03 HOLY SPIRIT SUBDIVISION MAYAO CROSSING LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Lot Only	T-67366	170.00	-	629,000.00	12/27/2022	11,065.32	Unoccupied Lot - For Title Consolidation
28	804619093000009	Lot 2 Blk. 10 RGR SUBD. MAYAO KANLURAN LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Attached	073-2017003509	187.00	216.54	4,635,800.00	02/11/2023	81,552.62	Occupied - Title Named in HDMF
29	804619063000059	Lot 16 Blk. 15 Phase N/A ST. THOMAS VILLAGE MAYAO KANLURAN LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Row House	073-2019003157	40.00	30.00	684,000.00	06/25/2022	12,032.87	Occupied - Title Named in HDMF
30	804619042500017	Lot 6-A & 7-A Blk. - Phase - Section - MAYAO PARADA LUCENA CITY QUEZON REGION 4-A (CALABARZON) 4301	Single Detached	T-139148 T-139149	1,270.00	211.02	8,015,900.00	09/14/2022	141,015.07	Occupied - Title Named in HDMF
MUNICIPALITY OF PAGBILAO										
31	804619083000022	Lot 36 & 37 Blk. N/A Phase N/A Section N/ VILLA MERCEDES SUBDIVISION ALUPAYE PAGBILAO QUEZON REGION 4-A (CALABARZON)	Town House	T-202876 T-202877	272.00	320.00	6,883,500.00	07/02/2022	121,093.98	Occupied - For Title Consolidation
32	846202303030004	Lot 15 Blk. 2 MARGARITA HEIGHTS SUBDIVISION PINAGBAYANAN PAGBILAO QUEZON REGION 4-A (CALABARZON) 4302	Lot Only	T-418571	118.00	-	271,400.00	12/29/2022	4,774.45	Unoccupied Lot - For Title Consolidation
33	846202303030007	Lot 26 Blk. 3 MARGARITA HEIGHTS SUBDIVISION PINAGBAYANAN PAGBILAO QUEZON REGION 4-A (CALABARZON) 4302	Lot Only	T-446031	117.00	-	269,100.00	12/29/2022	4,733.99	Unoccupied Lot - For Title Consolidation
34	846202212220005	Lot 18 Blk. 3 Phase III KRISANTA VILLAGE TALIPAN PAGBILAO QUEZON REGION 4-A (CALABARZON) 4302	Single Attached	T-392794	74.00	33.00	595,200.00	09/23/2022	10,470.71	Occupied - For Title Consolidation
35	846202302210002	Lot 34 Blk. 4 Phase 3 KRISANTA VILLAGE TALIPAN PAGBILAO QUEZON REGION 4-A (CALABARZON) 4302	Double Attached	T-392828	60.00	30.00	511,700.00	10/07/2022	9,001.79	Occupied - For Title Consolidation
MUNICIPALITY OF SARIAYA										
36	846201909120001	Lot 13-A Blk. 6 Phase 1 TIERRA MONDE SUBD SAMPALOC SANTO CRISTO SARIAYA QUEZON REGION 4-A (CALABARZON) 4322	Row House	T-420739	50.00	30.00	488,900.00	02/27/2023	8,600.69	Occupied - For Title Consolidation

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NO.	LOT AREA	FLOOR AREA	MINIMUM GROSS SELLING PRICE	APPRAISAL DATE	REQUIRED GROSS MONTHLY INCOME FOR BUYERS WHO WILL CHOOSE LONG TERM INSTALLMENT AS MODE OF PAYMENT (Amount is based on minimum gross selling price, required GMI may change depending on actual Offered Price)	REMARKS
MUNICIPALITY OF TAGKAWAYAN										
37	804619071800005	Lot 638-F-2-B-4E Blk. N/A Phase N/A MAGSAYSAY TAGKAWAYAN QUEZON REGION 4-A (CALABARZON) 4321	Lot Only	066-2014001479	266.00	-	931,000.00	02/06/2023	16,378.08	Unoccupied Lot - Title Named in HDMF
CITY OF TAYABAS										
38	846202305300015	Lot 26 Blk. 3 VILLA CZARINA SUBDIVISION DOMOIT KANLURAN TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Town House	066-2016007770	40.00	48.00	1,418,000.00	05/03/2023	24,945.34	Unoccupied - For Title Consolidation
39	846202306220014	Lot 21 Blk. 16 VILLA CZARINA SUBDIVISION DOMOIT KANLURAN TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2016008109	28.00	30.93	579,200.00	04/14/2023	10,189.24	Unoccupied - For Title Consolidation
40	846202212290009	Lot 2 Blk. 19 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015006879	36.00	22.00	475,800.00	10/17/2022	8,370.24	Unoccupied - For Title Consolidation
41	846202212220012	Lot 3 Blk. 40 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007241	36.00	22.00	464,000.00	09/14/2022	8,162.65	Unoccupied - For Title Consolidation
42	846202212220019	Lot 6 Blk. 43 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007273	36.00	22.00	487,600.00	09/14/2022	8,577.82	Unoccupied - For Title Consolidation
43	846202306220015	Lot 9 Blk. 47 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007333	36.00	22.00	452,200.00	05/26/2023	7,955.07	Unoccupied - For Title Consolidation
44	846202305300011	Lot 24 Blk. 47 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007347	36.00	22.00	464,000.00	05/04/2023	8,162.65	Unoccupied - For Title Consolidation
45	846202306220016	Lot 7 Blk. 55 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007504	36.00	22.00	475,800.00	05/26/2023	8,370.24	Unoccupied - For Title Consolidation
46	846202212290008	Lot 2 Blk. 63 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007668	36.00	22.00	475,800.00	10/17/2022	8,370.24	Unoccupied - For Title Consolidation
47	846202303290025	Lot 2 Blk. 68 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House - End with Firewall	066-2015007741	36.00	22.00	464,000.00	02/10/2023	8,162.65	Unoccupied - For Title Consolidation
48	846202305050011	Lot 8 Blk. 72 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2015007798	36.00	22.00	487,600.00	02/10/2023	8,577.82	Unoccupied - For Title Consolidation
49	846202305300018	Lot 2 Blk. 89 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House - End with Firewall	066-2015008037	36.00	22.00	519,900.00	05/04/2023	9,146.04	Unoccupied - For Title Consolidation
50	846202306220034	Lot 5 Blk. 93 BELLAVITA - TAYABAS ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House - End with Firewall	066-2015008073	36.00	22.00	519,900.00	05/26/2023	9,146.04	Unoccupied - For Title Consolidation
51	846202212220018	Lot 2 Blk. 21 LUMINA QUEZON PHASE 2 ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2017013483	36.00	22.00	548,200.00	10/07/2022	9,643.89	Unoccupied - For Title Consolidation
52	846202306220035	Lot 24 Blk. 22 LUMINA QUEZON PHASE 2 ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House - End with Firewall	066-2017013531	57.00	22.00	648,500.00	04/28/2023	11,408.36	Occupied - For Title Consolidation
53	846202306220033	Lot 24 Blk. 27 LUMINA QUEZON PHASE 2 ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2017013590	44.00	22.00	581,800.00	04/28/2023	10,234.98	Occupied - For Title Consolidation
54	846202305300014	Lot 4 Blk. 30 LUMINA QUEZON ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2016012935	36.00	22.00	455,700.00	04/28/2023	8,016.64	Occupied - For Title Consolidation
55	846201908280002	Lot 16 Blk. 46 Phase 1 LUMINA QUEZON ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Row House	066-2016013206	36.00	22.00	455,700.00	02/25/2023	8,016.64	Unoccupied - For Title Consolidation
56	804619042900042	Lot 22 Blk. 15 Phase 1 Section MA STA. ISABEL VILLAGE ISABANG TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Single Detached	066-2018007569	131.00	72.00	2,249,000.00	02/25/2023	39,564.23	Occupied - Title Named in HDMF
57	846201904110003	Lot 11497E1 PALALE KANLURAN TAYABAS CITY QUEZON REGION 4-A (CALABARZON) 4327	Single Detached	066-2020006479	460.00	190.30	3,957,914.54	01/20/2023	69,627.32	Unoccupied - For Title Consolidation
MUNICIPALITY OF TIAONG										

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NO.	LOT AREA	FLOOR AREA	MINIMUM GROSS SELLING PRICE	APPRAISAL DATE	REQUIRED GROSS MONTHLY INCOME FOR BUYERS WHO WILL CHOOSE LONG TERM INSTALLMENT AS MODE OF PAYMENT (Amount is based on minimum gross selling price, required GMI may change depending on actual Offered Price)	REMARKS
58	804619022800031	Lot 5662B1C Blk. N/A Phase N/A LUSACAN TIAONG QUEZON REGION 4-A (CALABARZON) 4325	Single Detached	066-2013000429	620.00	70.68	3,249,200.00	07/02/2022	57,159.67	Occupied - For Title Consolidation

PROVINCE OF OCCIDENTAL MINDORO

ITEM NO.	PROPERTY NUMBER	PROPERTY LOCATION	TYPE	TCT/CCT NO.	LOT AREA	FLOOR AREA	MINIMUM GROSS SELLING PRICE	APPRAISAL DATE	REQUIRED GROSS MONTHLY INCOME FOR BUYERS WHO WILL CHOOSE LONG TERM INSTALLMENT AS MODE OF PAYMENT (Amount is based on minimum gross selling price, required GMI may change depending on actual Offered Price)	REMARKS
MUNICIPALITY OF MAGSAYSAY										
59	805420012100003	Lot 1426 Blk. - POBLACION MAGSAYSAY OCCIDENTAL MINDORO REGION 4-B (MIMAROPA) 5101	Lot Only	T-17804	1,001.00	-	1,701,700.00	01/17/2023	29,936.17	Unoccupied Lot - For Title Consolidation
MUNICIPALITY OF MAMBURAO										
60	805419102800009	Lot 8 Blk. - PAYOMPON MAMBURAO (CAPITAL) OCCIDENTAL MINDORO REGION 4-B (MIMAROPA) 5106	Single Detached	062-2019000121	895.00	102.00	3,212,100.00	03/04/2022	56,507.01	Occupied - Title Named in HDMF
61	805419122700029	Lot 10 Blk. 3 NON SUBDIVISION PAYOMPON MAMBURAO (CAPITAL) OCCIDENTAL MINDORO REGION 4-B (MIMAROPA) 5106	Lot Only	T-15807	394.00	-	1,103,200.00	01/19/2023	19,407.41	Unoccupied Lot - For Title Consolidation

NOTE: REQUIRED GROSS MONTHLY INCOME IS BASED ON 3 YEARS REPRICING PERIOD AND 30 YEARS TERM

<https://www.foreclosurephilippines.com>



**CALAMBA HOUSING HUB
LOANS MANAGEMENT AND RECOVERY DEPARTMENT
TASK FORCE ACQUIRED ASSETS MANAGEMENT**

GF High Rise Business Center Building
Barangay Halang, Calamba City

MAHALAGANG ANUNSYO

PARA SA MGA OFFEROR NA NAIS MAGSUMITE NG KANILANG OFFER SA PAMAMAGITAN NG COURIER SERVICE:

1. Sagutan ang **Registration Form** at ang **Offer to Purchase** forms (*malinaw ang pagkakasulat upang maayos na ma-encode ang inyong registration sa aming system*). Ang mga nasabing forms ay inyong makikita sa aming website sa <https://www.pagibigfund.gov.ph/acquiredassets.html>. I-print ang mga nasabing forms at basahin sa nasabing website ang mga panuntunan sa pagbili ng mga acquired assets o anumang announcement, erratum for correction or exclusion kung meron man.
2. Ilagay sa **unang puting sobre na may label na "REGISTRATION"** ang nasagutan na Registration Form.
3. Ilagay sa **isa pang hiwalay na selyadong puting sobre na may label na "OFFER TO PURCHASE"** ang mga sumusunod:
 - a. Dalawang (2) Offer to Purchase forms [**Individual OTP [HQP-AAF-212 (V02, 02/2022)]** para sa mga *individual offerors* o **Juridical OTP [HQP-AAF-213 (V02, 02/2022)]** para sa *company offeror*];
 - b. Kopya ng valid ID/s ng *Offeror*;
 - c. Proof of income ng *Offeror* (para sa Long Term Installment application); at
 - d. Kung kailangan, kopya ng **Special Power of Attorney [HQP-AAF-121 (V01, 05/2018)]** at valid IDs ng kanyang representative o' **Secretary's Certificate** para sa mga *company offeror*.
4. Ang mga *offeror* ay maaring mag sumite ng kanyang offer ng **isang beses lamang sa bawat isang property**. Ang anumang kakulangan, mga pagbura o pagkaka iba-iba ng mga impormasyon sa inyong **Offer to Purchase forms** at sa mga nabanggit na dokumento ay maaring magdulot ng **pagka diskwalipika ng inyong offer/s**. Kaya't siguraduhing ito ay maayos at kumpleto na nakapaloob sa isang selyadong puting sobre o' *mail envelope*.
5. **Huwag mag lagay ng pera sa loob ng sobre.**

6. Ipadala ang inyong **Registration Form** at **Offer to Purchase** na naka paloob sa magkahiwalay na selyadong puting sobre sa pamamagitan ng **Courier Services** tulad ng Grab Express, Lalamove, Mr. Speedy, Toktok at iba pa sa:

Branch	Address	Numero na Maaring Gamitin para sa Courier Service	Araw at Oras ng Submission ng Offer/s
Pag-IBIG Calamba Housing Hub	Ground Floor High Rise Business Center, National Highway, Barangay Halang, Calamba City, Laguna	Archimedes B. Bergancia 0928-526-7917	8:00AM – 5:00PM November 16, 2023 – November 22, 2023 (excluding weekends and holidays)

7. Ang bidder ang siyang babalikat para sa **service fee** ng inyong napiling *courier services*. Kailangan matanggap ng aming Marketing Officer ang inyong *bid offer* sa takdang oras at araw na nakasaad sa itaas at hindi na maaaring tanggapin ang inyong *bid offer* kung ito ay mahuli.

Lahat ay hinihikayat na sumunod sa ating IATF health protocols upang maiwasan ang pagkakaroon ng COVID-19 virus at ang pag laganap nito.

Maraming Salamat po!

<https://www.foreclosurephilippines.com>

REGISTRATION FORM
NEGOTIATED SALE

Date of Submission/Registration:			
Batch Number:		Date of Opening:	
Offeror's Name:			
	Last Name	First Name	Middle Name
Pag-IBIG MID Number/RTN:		Date of Birth:	
Gender:	☐ Male ☐ Female	Marital Status:	☐ Single ☐ Widow/er ☐ Annulled ☐ Married ☐ Legally Separated
Present Address:			
Contact Numbers:		Email Address:	
Employer/ Business Name:			
Employer/ Business Address:			
Authorized Representative (if applicable)			
Name of Attorney in Fact:			
	Last Name	First Name	Middle Name

Rank

OFFER TO PURCHASE

_____ Date

To: **Pag-IBIG FUND COMMITTEE ON DISPOSITION OF ACQUIRED ASSETS**

Relative to the sale of Pag-IBIG Fund acquired assets under Negotiated Sale with Publication Batch No. _____, I/We hereby submit my/our offer to purchase the property/ies as described below subject to the terms and conditions of the Omnibus Guidelines Implementing the Sale of Pag-IBIG Fund Acquired Assets Program:

1. Mode of Sale: ☐ Retail Sale ☐ Bulk Sale ☐ Group Sale
2. Location of the Property (if multiple properties, please attach list of properties to purchase):

_____ Property Number: _____
3. Minimum Selling Price: _____ (P_____)
4. **Offered Price (must be equal to or higher than the Minimum Gross Selling Price):** _____ (P_____)
5. Mode of Payment: ☐ Cash (to pay within 30 days from signing of Deed of Conditional Sale)
☐ Short Term Installment (to pay within _____ months) (maximum of 12 months)
☐ Long Term Installment (to pay within _____ years) (maximum of 30 years, not applicable for bulk sale) (please attached a copy of proof of income)

I/We certify that the information/statement indicated herein is to my/our knowledge, true, correct, complete and updated and I/We investigate and inspect the said property/ies before tendering this offer to purchase. The signature appearing below is genuine. Further, I/We hereby agree of the following:

- 1) to purchase the property/ies on “**As Is, Where Is**” basis on which I/we accept the physical condition of the property/ies including whether it is occupied or not;
- 2) to hold Pag-IBIG Fund free and harmless from liabilities of whatever kind and nature arising out of any legal claims which may be filed by third persons involving the property/ies;
- 3) that Pag-IBIG Fund has no commitment and makes no guaranty to approve the offer, as it is understood to be subject to final approval by Pag-IBIG Fund’s approving authorities.
- 4) that should my/our application be approved, notarial and all other fees pertaining to the purchase of the property/ies shall be for my/our account.

Further, I/we hereby agree and consent to the collection, generation, use, processing, storage and retention of my/our personal information for the purpose/s of acquiring a Pag-IBIG Fund acquired asset/s including the posting of my/our name/s in the Pag-IBIG Fund website in case I/we win on the negotiated sale. I/we understand that my/our personal information will be shared with other government agencies and to third parties as may be necessary, for the use of which shall be governed by the Republic Act No. 10173 also known as the “Data Privacy Act of 2012” and its implementing rules and regulations, I/we promise to notify Pag-IBIG Fund should there be any amendment or changes in my/our personal information indicated herein.

SIGNATURE OF OFFEROR
OVER PRINTED NAME

SIGNATURE OF AUTHORIZED
REPRESENTATIVE OVER PRINTED NAME
(IF ANY)

DATE

Authorized Representative Information (if applicable) (Please write in BLOCK LETTERS):

(Note: Authorized Representatives must be armed with an SPA when transacting with Pag-IBIG Fund)

THIS PORTION IS FOR Pag-IBIG FUND USE ONLY

THIS FORM MAY BE REPRODUCED. NOT FOR SALE.

Rank

OFFER TO PURCHASE

_____ Date

To: **Pag-IBIG FUND COMMITTEE ON DISPOSITION OF ACQUIRED ASSETS**

Relative to the sale of Pag-IBIG Fund acquired assets under Negotiated Sale with Publication Batch No. _____, I/We hereby submit my/our offer to purchase the property/ies as described below subject to the terms and conditions of the Omnibus Guidelines Implementing the Sale of Pag-IBIG Fund Acquired Assets Program:

1. Mode of Sale: ☐ Retail Sale ☐ Bulk Sale ☐ Group Sale
2. Location of the Property (if multiple properties, please attach list of properties to purchase):

_____ Property Number: _____

3. Minimum Selling Price: _____ (P_____)

4. **Offered Price (must be equal to or higher than the Minimum Gross Selling Price):** _____ (P_____)

5. Mode Payment: ☐ Cash (to pay within 30 days from signing of Deed of Conditional Sale)
- ☐ Short Term Installment (to pay within _____ months) (maximum of 12 months)

Notes: For group sale, the mode of payment per employee/member shall be indicated on the List to be attached.

I/We certify that the information/statement indicated herein is to my/our knowledge, true, correct, complete and updated and I/We investigate and inspect the said property/ies before tendering this offer to purchase. The signature appearing below is genuine. Further, I/We hereby agree of the following:

- 1) to purchase the property/ies on “**As Is, Where Is**” basis on which I/we accept the physical condition of the property/ies including whether it is occupied or not;
- 2) to hold Pag-IBIG Fund free and harmless from liabilities of whatever kind and nature arising out of any legal claims which may be filed by third persons involving the property/ies;
- 3) that Pag-IBIG Fund has no commitment and makes no guaranty to approve the offer, as it is understood to be subject to final approval by Pag-IBIG Fund’s approving authorities.
- 4) that should my/our application be approved, notarial and all other fees pertaining to the purchase of the property/ies shall be for my/our account.

Further, I/we hereby agree and consent to the collection, generation, use, processing, storage and retention of my/our personal information for the purpose/s of acquiring a Pag-IBIG Fund acquired asset/s including the posting of my/our name/s in the Pag-IBIG Fund website in case I/we win on the negotiated sale. I/we understand that my/our personal information will be shared with other government agencies and to third parties as may be necessary, for the use of which shall be governed by the Republic Act No. 10173 also known as the “Data Privacy Act of 2012” and its implementing rules and regulations, I/we promise to notify Pag-IBIG Fund should there be any amendment or changes in my/our personal information indicated herein.

SIGNATURE OF OFFEROR
OVER PRINTED NAME

SIGNATURE OF AUTHORIZED
REPRESENTATIVE OVER PRINTED NAME
(IF ANY)

DATE

LIST OF PROPERTIES TO BE PURCHASED THROUGH BULK SALE

Name of Buyer :
Preferred Mode of Payment :

Prepared Date :
Payment Term:

Publication Batch Number :

Item No.	Property Number	Property Location	Minimum Gross Selling Price	Offered Price
1.				
2.				
3.				
4.				
5.				
6.				
7.				
8.				
9.				
10.				
11.				
12.				
13.				
14.				
15.				

Total No. of Properties to Purchase : ____

Aggregate Price : _____

Prepared by:

Authorized Representative

LIST OF INTERESTED EMPLOYEES/MEMBERS AND PROPERTIES TO BE PURCHASED THROUGH GROUP SALE

Publication Batch No. :

Name of Organization :

Group Sale Batch for the Year :

Prepared Date :

ITEM NO.	INTERESTED EMPLOYEE/MEMBER	EMPLOYER (If the organization is an association/cooperative)	GROSS MONTHLY INCOME	NET TAKE HOME PAY	PROPERTY NUMBER	PROPERTY LOCATION	MINIMUM GROSS SELLING PRICE	OFFERED PRICE	MODE OF PAYMENT	TERM Cash = 30 days STI = Max. 12 mos LTI = Max. 30 yrs.
1.										
2.										
3.										
4.										
5.										
6.										
7.										
8.										
9.										
10.										

Total No. of Interested Employees/Members : ____

Total No. of Properties to Purchase : ____

Aggregate Price : P _____

Prepared by:

Authorized Representative

SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

I/We _____, Filipino citizen/s, of legal age, single/married, with residence and postal address at _____ do hereby name, constitute, and appoint _____, of legal age, single/married, with residence and postal address at _____ to be my/our true and lawful Attorney-in-Fact, for me/us in my/our name, place and stead, to do and perform the following acts, to wit:

- 1. To make, sign and submit any documents which may be required by the Pag-IBIG Fund subject of my/our application to purchase a Pag-IBIG Fund acquired assets through long-term installment sale;
- 2. To receive notices issued by the Pag-IBIG Fund once my/our application is approved;
- 3. To receive my/our housing documents from Pag-IBIG Fund and refund of advance insurance payment in case my/our application is disapproved; and
- 4. To perform other acts that the buyer is required to perform in relation to my/our purchase of Pag-IBIG Fund acquired assets through long-term installment sale.

HEREBY GIVING AND GRANTING unto my/our said Attorney-in-Fact full power and authority to do and perform each and every act which may be necessary or convenient, in connection with any of the foregoing as fully to all intents and purposes as I/We might or could do, if personally present and acting in person, **HEREBY RATIFYING AND CONFIRMING** all that my said Attorney-in-Fact may also do or cause to be done under and by virtue of these presents.

IN WITNESS WHEREOF, I have hereunto set my hand this _____ day of _____, _____ at the Province/City of _____.

Attorney-in-Fact

No. _____
Date of Issue _____
Expiry Date _____

Buyer

No. _____
Date of Issue _____
Expiry Date _____

With marital consent

SIGNED IN THE PRESENCE OF:

ACKNOWLEDGMENT

REPUBLIC OF THE PHILIPPINES)
PROVINCE/CITY OF _____) S.S.

BEFORE ME, a Notary Public for and in _____, province/city of _____, this _____ day of _____, _____, personally appeared the named-persons in this Special Power of Attorney (SPA), who have satisfactorily proven to me their identity through their identifying documents written below their names and signature, that they are the same persons who executed and voluntarily signed the foregoing SPA, duly signed by their instrumental witnesses at the spaces herein provided which they acknowledged before me as their free and voluntary act and deed.

The foregoing instrument which relates to a SPA consists of _____ (____) pages including the page on which the acknowledgment is written, has been signed by the parties and instrumental witnesses on all pages thereof, in my presence, and sealed with my Notarial Seal.

WITNESS MY HAND AND NOTARIAL SEAL.

NOTARY PUBLIC

Doc. No. _____;
Page No. _____;
Book No. _____;
Series of _____.

<https://www.foreclosurephilippines.com>