



NCR-Acquired Assets Management Group
Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd.
Cor. Aseana Avenue, Parañaque City

INVITATION TO SUBMIT OFFER TO PURCHASE

February 16, 2024

The Pag-IBIG Fund hereby invites interested offerors who would like to purchase the following Real and Other Acquired Properties (ROPA) through **BULK SALE**, described below:

NAME OF PROJECT	LOCATION	NO. OF PROPERTIES	GROSS SELLING PRICE (Php)
Urban Deca Homes Manila	Brgy. 101, Tondo, Metro Manila	33	75,071,100.00
Urban Deca Homes Manila	Brgy. 94, Tondo, Metro Manila	13	29,534,300.00
Urban Deca Homes Manila	Brgy. 99, Tondo, Metro Manila	1	2,595,500.00
Urban Deca Homes Hampton	Brgy. Bagumbayan, Imus, Cavite	4	8,880,100.00
Urban Deca Homes Campville	Brgy. Cupang, Muntinlupa City	5	13,485,100.00
Urban Deca Towers EDSA	Brgy. Highway Hills, Mandaluyong City	7	16,121,600.00
Urban Deca Towers EDSA	Brgy. Malamig, Mandaluyong City	1	2,055,000.00
Bella Vista Subd.	Brgy. Santiago, General Trias, Cavite	2	3,527,300.00
Deca Homes Subd. Cabantian	Brgy. Cabantian, Davao City	3	3,248,800.00
Deca Homes General Santos	Brgy. Calumpang, General Santos City	58	39,399,520.00
Deca Homes Indangan	Brgy. Indangan, Davao City	4	2,215,650.00
Deca Homes Mulig	Brgy. Mulig, Davao City	1	527,640.00
Deca Homes Resort Residences	Brgy. Tacunan, Davao City	14	13,271,190.00
Deca Homes Esperanza	Brgy. Tigatto, Davao City	15	19,540,900.00
Deca Homes Resor Residences	Brgy. Tugbok (Pob.), Davao City	25	26,623,950.23
Deca Homes Bacayan	Brgy. Bacayan, Cebu City	1	997,700.00
Deca Homes Mactan	Brgy. Basak, Lapu-Lapu City, Cebu	1	1,082,144.00
Deca Homes Mandaue	Brgy. Cabacub, Mandaue Cebu	1	1,194,590.00
Deca Homes Baywalk Talisay 3	Brgy. Dumlog, Talisay Cebu	1	1,301,700.00
Urban Deca Homes Tisa	Brgy. Libangon, Cebu City	3	5,685,900.00
Deca Homes Mactan I	Brgy. Marigondon, Lapu-Lapu City, Cebu	3	5,093,900.00
Deca Homes Danao	Brgy. Sabang, Danao, Cebu	1	1,809,300.00
Urban Deca Homes Tipolo Condo	Brgy. Tipolo, Mandaue, Cebu	2	2,711,445.00
Deca Homes Tunghaan	Brgy. Tunghaan, Minglanilla, Cebu	1	1,653,400.00
Deca Homes Tungkil	Brgy. Tungkil, Minglanilla, Cebu	12	12,413,888.00
Deca Homes Pavia Resortville Residences 2	Brgy. Balabag, Pavia Iloilo	10	11,580,200.00
Deca Homes South Bacolod	Brgy. Cabug, Bacolod, Negros Occidental	6	7,559,161.44
Deca Homes Pavia	Brgy. Jibao-an, Pavia, Iloilo	1	1,349,400.00
Deca Homes Pavia	Brgy. Pandac Pavia, Iloilo	44	56,449,322.53
Deca Homes Bella Vista	Brgy. Santiago, General Trias, Cavite	10	17,446,300.00
Deca Homes Northfield Estate	Brgy. Bagumbayan Norte, Naga Camarines Sur	1	1,046,400.00
Villa Obiedo Subdivision	Brgy. Cararayan, Camarines Sur	2	1,674,720.00
Deca Homes Naga	Brgy. San Felipe Camarines Sur	1	1,038,300.00
Urban Deca Homes Marilao	Brgy. Abangan Sur, Marilao, Bulacan	1	1,595,721.25
Deca Clark Residences	Brgy. Margot, Angeles City, Pampanga	2	3,274,236.00
TOTAL		290	393,055,378.45

GENERAL GUIDELINES

1. The list of properties and its status may be viewed at www.pagibigfund.gov.ph.
2. Interested offerors are encouraged to inspect the properties prior to submission of offer.
3. The said properties shall be sold in as **One (1) Lot** through Bulk Sale on “**AS IS, WHERE IS**” basis as to the condition of the property, its location, documentation, and in all other respects as specified in items number 1 to 10 of the first paragraph of the Sworn Certification to be submitted by the bidder together with the Offer to Purchase. “**AS IS, WHERE IS**” means that the properties shall be conveyed in their present condition, at their current location, at the existing documentation, status of title, and as to existing burdens thereon, if any, and under all other circumstances prevailing as of the time of the sale, without warranty whatsoever imposed upon a seller by law or government regulations.
4. Interested offeror must meet the following eligibility criteria:
 - a. Has legal personality to enter into contract;
 - b. Compliant with nationality and ownership requirements under the Constitution and other applicable laws and issuances;
 - c. No cancelled sale on purchase of Fund's acquired assets;
 - d. No terminated Memorandum of Agreement with Project Proponent (MOAPP) with the Fund;
 - e. No record of misrepresentation in any transaction with Pag-IBIG Fund or its officers by the authorized representative or agent;
 - f. No adverse claim or suit against the Fund or any of its trustees, officers acting in their official capacity, and/or the Fund had no adverse claim or suit against the offeror pending before any judicial, or quasi-judicial, agency, tribunal, or regulatory body of the government; and if the suit by the Fund has been decided with finality in its favor, the offeror has fully settled with the Fund the award by judgment.
 - g. Has no pending cease and desist order, or status quo order, or any writ restraining the offeror's operations, issued by any regulatory body, or by the courts, or tribunal.
 - h. The offeror or any of its key officers have not been blacklisted by Pag-IBIG Fund at any time during the period of its dealings with the Fund, or prohibited in any other way, from participating in its home lending programs; The same prohibition applies and extends to the offeror's related or affiliated companies, including but not limited to subsidiaries or similar corporations, whether partially or fully owned.
 - i. The offeror or any of its key officers has no dealings with any person or entity and/or its officers blacklisted by the Pag-IBIG Fund over the past ten (10) years.
 - j. No outstanding breach of warranty on existing transaction with Pag-IBIG Fund at the time of submission of offer.
5. A pre-bid conference shall be conducted on **February 22, 2024 (Thursday)** via zoom at **2:00 P.M. to 3:00 P.M.** Zoom link will be provided to the interested offerors.
6. The **OFFERED PRICE** shall not be lower than the indicative Gross Selling Price.

7. Acceptance of offers shall be on **(February 26 – March 1, 2024 (Monday to Friday))** from **9:00 A.M. to 5:45 P.M.** Submission of requirements shall be in two sealed envelopes. Envelope 1 shall contain the Documentary Requirements herein below provided; and, Envelope 2 shall contain the Offer to Purchase (OTP), form HQP-AAF-258; SPA/Secretary Certificate. Each envelope shall be labeled as follows.

For Envelope 1:

Envelope 1

Documentary Requirements

(name and address of the prospective offerors in capital letters)

THE ACQUIRED ASSETS DISPOSAL COMMITTEE

NCR-Acquired Assets Management Group

Pag-IBIG Fund

Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd.

Cor. Aseana Avenue, Parañaque City

“DO NOT OPEN BEFORE 9:00 A.M. (PST), of March 4, 2024”

For Envelop 2:

Envelope 2

Offer to Purchase (OTP)

(name and address of the prospective offerors in capital letters)

THE ACQUIRED ASSETS DISPOSAL COMMITTEE

NCR-Acquired Assets Management Group

Pag-IBIG Fund

Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd.

Cor. Aseana Avenue, Parañaque City

“DO NOT OPEN BEFORE 9:00 A.M. (PST), of March 4, 2024”

The sealed envelopes shall be placed in a drop box located at **Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd. Cor. Aseana Avenue, Parañaque City.** No offers shall be accepted after the cut-off time.

Documentary Requirements for Partnership/Corporation:

- a. Company Profile (HQP-WLF-164) with Resume of Key Officers and Partners/ Shareholders
- b. SEC Registration Certificate
- c. By-Laws
- d. Articles of Partnership/Incorporation
- e. Audited Financial Statements stamped received by BIR or its accredited and authorized institutions for the last 3 years
- f. Income Tax Return (ITR) for the last 3 years and Official Receipt (OR) of tax payment from the bank.
- g. Authorization in favor of HDMF to conduct background and credit investigation
- h. Secretary's Certificate for authorized representative/s
- i. Sworn Statement of the offeror, through the representative duly authorized by its Board, that it has all the qualification and none of the disqualification of all the eligibility criteria stated under Item 4 hereof.

Documentary Requirements for Individual:

- a. Income Tax Return (ITR) for the last 3 years and Official Receipt (OR) of Tax payment from the bank.
 - b. Authorization in favor of HDMF to conduct background and credit investigation
 - c. Special Power of Attorney (SPA) for authorized representative/s.
 - d. Sworn Statement of the offeror, that it has all the qualification and none of the disqualification of all the eligibility criteria stated under Item 4 hereof.
8. The qualified offerors/authorized representatives shall be required to register prior to dropping the sealed offers. In case of representative, a copy of the SPA/Secretary's Certificate shall be presented upon registration.
9. The opening of offers shall be on **(March 4, 2024 (Monday), 9:00 A.M. at Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd. Cor. Aseana Avenue, Parañaque City** and shall be observed by a representative from the Commission on Audit (COA).

Envelope 1 – documentary requirements shall be opened first. Only the Envelope 2 of offerors, with complete documentary requirements, shall be opened for further evaluation. However, if it does not meet the completeness of the documentary requirements, Envelope 2 shall not be opened. Then we proceed to the next offeror.

10. The offeror who submitted the **HIGHEST OFFERED PRICE** shall be declared as the winner. A Notice of Award shall be issued.
11. A discount of **Forty Five percent (45%)** on the Offer Price shall be given to the winning offeror.
12. The winning offeror shall pay a minimum of 5% downpayment based on the Net Offer Price within five (5) working days from receipt of Notice of Award. The downpayment shall be in CASH or MANAGER'S CHECK issued by any commercial bank and in Philippine Currency, payable to Pag-IBIG Fund.
13. The winning offeror must abide by the terms and conditions of his chosen mode of payment:
- a. **Cash Payment** – the balance on the net offer 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 offer price shall be paid in equal installments either monthly or quarterly and provided the chosen payment term shall not exceed twelve (12) months or four (4) quarters subject to an interest rate based on the Fund's Full RiskBased Pricing Framework for Wholesale Loans.

A cash bond equivalent to P5,000.00 for every property covered by bulk sale shall be paid by the offeror upon signing of the Deed of Conditional Sale (DCS). Said cash bond shall be returned to the offeror after full payment of the net selling price.

14. In case there are identical offers, 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.
15. A Notice of Award shall be issued to the winning offeror after evaluation of the offers.
16. The winning offeror shall take possession of the properties without seeking assistance from the Fund.
17. In case of misrepresentation by the winning offeror or if he/she/it 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/it shall lose his/her/its right as the winning offeror and will be blacklisted from availment of programs on disposal of Pag-IBIG Fund acquired assets. Likewise, the Fund shall offer the subject properties to the next highest offeror.
18. Interested parties may visit the **Marketing and Sales Department Acquired Assets Management Group, Level 4, Ayala Malls Manila Bay Diosdado Macapagal Blvd. Cor. Aseana, Parañaque City** and contact Ms. Rhodora Atil, Ms. Jodee Montealegre, Ms Paula Bianca Abordo or Mr. Ramil Carreon at tel. no. 8422-3000 local 5124 or masd.is@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) ARLENE R. REYES
Chairman, Committee on Disposition of Acquired Assets

LIST OF ACQUIRED ASSETS AVAILABLE FOR BULK SALE

NO. OF PROPERTIES: 290

MINIMUM GROSS SELLING PRICE: 393,055,378.45

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
CONDOMINIUM - CAVITE and METRO MANILA								
1.	815202304180047	Urban Deca Homes Hampton - Bldg-2 1ST-Floor Unit-113 - Brgy. Buhay Na Tubig, Imus, Cavite	CONDOMINIUM	057-2017002676	0.00	26.80	26/11/2022	1,905,000.00
2.	815202302020053	Urban Deca Homes Hampton - Bldg-3 2ND-Floor Unit-B3-214 - Brgy. Buhay Na Tubig, Imus, Cavite	CONDOMINIUM	057-2017002799	0.00	36.50	28/10/2022	1,722,200.00
3.	815202306130081	Urban Deca Homes Hampton - Bldg-7 3RD-Floor Unit-B7-315 - Brgy. Buhay Na Tubig, Imus, Cavite	CONDOMINIUM	057-2017003154	0.00	36.50	06/05/2023	2,786,000.00
4.	815202306130071	Urban Deca Homes Hampton - Bldg-7 3RD-Floor Unit-B7-316 - Brgy. Buhay Na Tubig, Imus, Cavite	CONDOMINIUM	057-2017003155	0.00	36.50	06/02/2023	2,786,000.00
5.	815202111090009	Urban Deca Towers Edsa - 18TH-Floor Unit-1803 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010060	0.00	13.06	09/06/2023	1,639,000.00
6.	815202205310302	Urban Deca Towers Edsa - 18TH-Floor Unit-1827 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010084	0.00	13.06	09/06/2023	1,639,000.00
7.	815202112290437	Urban Deca Towers Edsa - 33RD-Floor Unit-3313 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010490	0.00	13.06	09/06/2023	1,721,300.00
8.	815202302020024	Urban Deca Towers Edsa - 34TH-Floor Unit-3402 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010507	0.00	13.06	12/10/2022	1,721,300.00
9.	815202212290201	Urban Deca Towers Edsa - 38TH-Floor Unit-3811 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010628	0.00	13.06	12/10/2022	1,721,300.00
10.	815202304280178	Urban Deca Towers Edsa - 4TH-Floor Unit-408 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016009701	0.00	13.06	06/01/2023	1,639,000.00
11.	815202205310254	Urban Deca Towers Edsa - 36TH-Floor Unit-U3602 - Brgy. Highway Hills, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016010563	0.00	13.06	20/05/2023	1,721,300.00
12.	815202212290200	Urban Deca Towers Edsa - 6TH-Floor Unit-616 - Brgy. Malamig, Mandaluyong City, Metro Manila	CONDOMINIUM	008-2016009765	0.00	13.06	12/10/2022	1,639,000.00
13.	815202212290210	Urban Deca Homes Manila - Bldg-9-Q71 10TH-Floor Unit-10F-35 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016268	0.00	30.60	17/09/2022	3,095,300.00
14.	815202212010026	Urban Deca Homes Manila - Bldg-9-Q71 10TH-Floor Unit-10F-48 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016281	0.00	22.95	07/11/2022	2,233,100.00
15.	815202302090234	Urban Deca Homes Manila - Bldg-5-Q75 10TH-Floor Unit-10F-50 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019015561	0.00	22.95	17/09/2022	2,233,100.00
16.	815202307130127	Urban Deca Homes Manila - Bldg-B3-Q75 11TH-Floor Unit-11F-39 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019013316	0.00	30.60	01/05/2023	3,095,300.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
17.	815202302090172	Urban Deca Homes Manila - Bldg-3-Q75 12TH-Floor Unit-12F-51 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019013416	0.00	22.95	07/11/2022	2,233,100.00
18.	815202306290014	Urban Deca Homes Manila - Bldg-2-Q75 12TH-Floor Unit-12F-62 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019004050	0.00	30.60	30/12/2022	3,095,300.00
19.	815202306220170	Urban Deca Homes Manila - Bldg-5-Q75 12TH-Floor Unit-12F-67 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019015754	0.00	27.42	24/03/2023	2,290,200.00
20.	815202307190072	Urban Deca Homes Manila - Bldg-1-Q75 14TH-Floor Unit-14F-42 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002849	0.00	22.95	05/04/2023	2,233,100.00
21.	815202212220010	Urban Deca Homes Manila - Bldg-9-Q71 14TH-Floor Unit-14F-76 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016561	0.00	30.60	17/09/2022	2,595,500.00
22.	815202307130106	Urban Deca Homes Manila - Bldg-10-Q75 2ND-Floor Unit-2F-38 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018719	0.00	30.60	24/03/2023	3,008,100.00
23.	815202306220168	Urban Deca Homes Manila - Bldg-1-Q75 2ND-Floor Unit-2F-67 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019001906	0.00	27.42	18/03/2023	2,215,300.00
24.	815202305170029	Urban Deca Homes Manila - Bldg-3-Q75 3RD-Floor Unit-3F-42 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019012615	0.00	22.95	17/02/2023	2,168,300.00
25.	815202305250180	Urban Deca Homes Manila - Bldg-1-Q75 3RD-Floor Unit-3F-47 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019001974	0.00	22.95	03/12/2022	2,168,300.00
26.	815202306010040	Urban Deca Homes Manila - Bldg-10-Q75 3RD-Floor Unit-3F-64 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018833	0.00	30.60	17/02/2023	2,512,700.00
27.	815202305090014	Urban Deca Homes Manila - Bldg-3-Q75 3RD-Floor Unit-3F-7 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019012580	0.00	30.60	30/12/2022	3,008,100.00
28.	815202305250056	Urban Deca Homes Manila - Bldg-1-Q75 3RD-Floor Unit-3F-85 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002012	0.00	22.95	17/02/2023	1,886,500.00
29.	815202212010069	Urban Deca Homes Manila - Bldg-B13-Q75 4TH-Floor Unit-4F-21 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017017822	0.00	22.95	07/11/2022	2,168,300.00
30.	815202212290136	Urban Deca Homes Manila - Bldg-12-Q75 4TH-Floor Unit-4F-37 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016782	0.00	30.60	24/09/2022	3,008,100.00
31.	815202209010068	Urban Deca Homes Manila - Bldg-9-Q71 4TH-Floor Unit-4F-67 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015796	0.00	22.95	23/04/2022	1,780,700.00
32.	815202306220161	Urban Deca Homes Manila - Bldg-10-Q75 4TH-Floor Unit-4F-73 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018930	0.00	27.42	24/03/2023	2,215,300.00
33.	815202306220049	Urban Deca Homes Manila - Bldg-9-Q71 5TH-Floor Unit-5F-1 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015814	0.00	32.17	18/03/2023	3,187,000.00
34.	815202304180030	Urban Deca Homes Manila - Bldg-3-Q75 5TH-Floor Unit-5F-14 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019012763	0.00	22.95	03/12/2022	2,168,300.00
35.	815202305250028	Urban Deca Homes Manila - Bldg-1-Q75 5TH-Floor Unit-5F-17 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002120	0.00	22.95	17/02/2023	2,168,300.00
36.	815202212220136	Urban Deca Homes Manila - Bldg-1-Q75 5TH-Floor Unit-5F-24 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002127	0.00	22.95	06/10/2022	2,168,300.00
37.	815202306130046	Urban Deca Homes Manila - Bldg-1-Q75 5TH-Floor Unit-5F-25 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002128	0.00	22.95	18/03/2023	2,168,300.00
38.	815202306130082	Urban Deca Homes Manila - Bldg-9-Q71 5TH-Floor Unit-5F-53 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015866	0.00	22.95	01/05/2023	2,168,300.00
39.	815202305110332	Urban Deca Homes Manila - Bldg-9-Q71 5TH-Floor Unit-5F-65 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015878	0.00	30.60	30/12/2022	3,008,100.00
40.	815202302020065	Urban Deca Homes Manila - Bldg-9-Q71 7TH-Floor Unit-7F-57 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016038	0.00	30.60	07/11/2022	2,553,000.00
41.	815202306290114	Urban Deca Homes Manila - Bldg-1-Q75 8TH-Floor Unit-8F-63 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002430	0.00	30.60	18/03/2023	2,553,000.00
42.	815202212010029	Urban Deca Homes Manila - Bldg-12-Q75 8TH-Floor Unit-8F-73 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017017170	0.00	27.42	07/11/2022	2,253,300.00
43.	815202212220138	Urban Deca Homes Manila - Bldg-1-Q75 8TH-Floor Unit-8F-85 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2019002452	0.00	22.95	06/10/2022	1,916,700.00
44.	815202307190036	Urban Deca Homes Manila - Bldg-13-Q75 8TH-Floor Unit-8F-88 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018241	0.00	22.95	01/05/2023	1,916,700.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
45.	815202212290182	Urban Deca Homes Manila - Bldg-9-Q71 9TH-Floor Unit-9F-47 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016196	0.00	22.95	24/09/2022	2,201,800.00
46.	815202212010045	Urban Deca Homes Manila - Bldg-9-Q71 14TH-Floor Unit-14F-79 - Brgy. Barangay 101, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016564	0.00	27.42	07/11/2022	2,290,200.00
47.	815202307120077	Urban Deca Homes Manila - Bldg-10-Q75 10TH-Floor Unit-10F-82 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017019467	0.00	30.60	24/03/2023	2,595,500.00
48.	815202211100271	Urban Deca Homes Manila - Bldg-9-Q71 14TH-Floor Unit-14F-43 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016528	0.00	22.95	27/06/2022	1,948,000.00
49.	815202112270034	Urban Deca Homes Manila - Bldg-9-Q71 14TH-Floor Unit-14F-75 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016560	0.00	30.60	12/06/2023	2,595,500.00
50.	815202309130032	Urban Deca Homes Manila - Bldg-10-Q75 2ND-Floor Unit-2F-13 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018694	0.00	22.95	13/05/2023	2,168,300.00
51.	815202112270191	Urban Deca Homes Manila - Bldg-9-Q71 2ND-Floor Unit-2F-25 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015586	0.00	22.95	12/06/2023	2,168,300.00
52.	815202309140028	Urban Deca Homes Manila - Bldg-9-Q71 3RD-Floor Unit-3F-15 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015660	0.00	32.17	13/05/2023	3,187,000.00
53.	815202112290402	Urban Deca Homes Manila - Bldg-9-Q71 3RD-Floor Unit-3F-25 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015670	0.00	22.95	24/09/2022	1,886,500.00
54.	815202309140014	Urban Deca Homes Manila - Bldg-10-Q75 5TH-Floor Unit-5F-56 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017019001	0.00	32.17	08/07/2023	3,305,600.00
55.	815202307200021	Urban Deca Homes Manila - Bldg-9-Q71 6TH-Floor Unit-6F-60 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015957	0.00	30.60	12/06/2023	2,553,000.00
56.	815202112270426	Urban Deca Homes Manila - Bldg-9-Q71 6TH-Floor Unit-6F-61 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017015958	0.00	30.60	12/06/2023	2,553,000.00
57.	815202309140024	Urban Deca Homes Manila - Bldg-13-Q75 6TH-Floor Unit-6F-64 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017018041	0.00	30.60	13/05/2023	2,553,000.00
58.	815202012090003	Urban Deca Homes Manila - Bldg-12-Q75 9TH-Floor Unit-9F-73 - Brgy. Barangay 94, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017017258	0.00	27.42	24/09/2022	2,253,300.00
59.	815202308230008	Urban Deca Homes Manila - Bldg-9-Q71 14TH-Floor Unit-14F-59 - Brgy. Barangay 99, Tondo I/II, Metro Manila	CONDOMINIUM	002-2017016544	0.00	30.60	24/09/2022	3,095,300.00
60.	815202306220029	Urban Deca Homes Campville - Bldg-10 4TH-Floor Unit-B10-406 - Brgy. Cupang, Muntinlupa City, Metro Manila	CONDOMINIUM	014-2015002928	0.00	25.00	09/03/2023	2,055,000.00
61.	815202307180040	Urban Deca Homes Campville - Bldg-1 1ST-Floor Unit-B1-105 - Brgy. Cupang, Muntinlupa City, Metro Manila	CONDOMINIUM	014-2015002104	0.00	25.00	09/03/2023	2,055,000.00
62.	815202304280013	Urban Deca Homes Campville - Bldg-3 1ST-Floor Unit-B3-108 - Brgy. Cupang, Muntinlupa City, Metro Manila	CONDOMINIUM	014-2015002315	0.00	25.00	06/01/2023	2,055,000.00
63.	815202306010155	Urban Deca Homes Campville - Bldg-3 2ND-Floor Unit-B3-224 - Brgy. Cupang, Muntinlupa City, Metro Manila	CONDOMINIUM	014-2015002357	0.00	25.00	16/02/2023	2,055,000.00
64.	815202308070030	Urban Deca Homes Campville - Bldg-4 4TH-Floor Unit-B4-411 - Brgy. Cupang, Muntinlupa City, Metro Manila	CONDOMINIUM	014-2015002506	0.00	25.00	25/05/2023	2,055,000.00
TOWN HOUSE - CAVITE								
65.	815202304280179	Bella Vista Subdivision Cluster 4 - Blk-24 Lot-30 - Brgy. Santiago, General Trias, Cavite	Town House	057-2017020805	116.00	53.00	28/01/2023	2,077,300.00
66.	815202304190030	Bella Vista Subdivision Cluster 4 - Blk-80 Lot-29 - Brgy. Santiago, General Trias, Cavite	Town House	057-2014019429	50.00	53.00	22/12/2022	1,450,000.00
DECA HOMES ESPERANZA								
67.	888202302080019	Deca Homes Esperanza - Blk-48 Lot-5 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	T-461132	80.00	35.10	09/06/2023	1,114,600.00
68.	888202112110002	Deca Homes Esperanza - Blk-59 Lot-16 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023007251	80.00	35.10	06/10/2023	1,044,600.00
69.	888202112140003	Deca Homes Esperanza - Blk-50 Lot-6 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002324	80.00	35.10	09/06/2023	1,089,600.00
70.	888202112230003	Deca Homes Esperanza - Blk-6 Lot-1 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002544	83.00	35.10	19/08/2023	1,204,300.00

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71.	888202112230009	Deca Homes Esperanza - Blk-72 Lot-19 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002326	80.00	35.10	19/08/2023	1,050,900.00
72.	888202112230008	Deca Homes Esperanza - Blk-76 Lot-18 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002631	80.00	35.10	07/09/2023	1,050,900.00
73.	888202211150009	Deca Homes Esperanza - Blk-49 Lot-18 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	T- 461173	80.00	35.10	06/10/2023	1,034,600.00
74.	808819032900094	Deca Homes Esperanza - Blk-70 Lot-27 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2019017145	80.00	35.10	06/10/2023	1,019,600.00
75.	888202304260009	Deca Homes Esperanza - Blk-36 Lot-8 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2019009899	80.00	35.10	02/03/2023	1,039,600.00
76.	888202112140007	Deca Homes Esperanza - Blk-31 Lot-14 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023001629	80.00	35.10	24/06/2023	1,054,600.00
77.	888202112140001	Deca Homes Esperanza - Blk-61 Lot-1 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002401	95.00	35.10	19/08/2023	1,231,400.00
78.	888202109300026	Deca Homes Esperanza - Blk-38 Lot-27 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2022015553	80.00	35.10	24/06/2023	1,054,600.00
79.	888202109300027	Deca Homes Esperanza - Blk-59 Lot-07 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023000139	80.00	35.10	24/06/2023	1,110,900.00
80.	888202112110011	Deca Homes Esperanza - Blk-23 Lot-18 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002425	80.00	35.10	09/06/2023	1,082,200.00
81.	888202112140009	Deca Homes Esperanza - Blk-39 Lot-3 - Brgy. Tigatto, Davao City, Davao Del Sur	Single Attached	146-2023002351	80.00	35.10	09/06/2023	1,059,600.00
DECA HOMES GENSAN								
82.	889202302080097	Deca Homes Gensan - Blk-37 Lot-24 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001308	35.00	23.40	23/06/2022	650,200.00
83.	889202303200006	Deca Homes Gensan - Blk-23 Lot-16 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2020005271	35.00	23.40	29/12/2022	530,400.00
84.	889202305260003	Deca Homes Gensan - Blk-46 Lot-18 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2020002654	40.00	23.40	09/03/2023	569,400.00
85.	889202302080112	Deca Homes Gensan - Blk-39 Lot-27 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2016004425	40.00	22.40	05/08/2022	633,800.00
86.	889202302080114	Deca Homes Gensan - Blk-15, 15 Lot-46, 44 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000834	35.00	23.40	29/12/2022	583,200.00
87.	889202302080115	Deca Homes Gensan - Blk-15, 15 Lot-46, 44 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000832	35.00	23.40	29/12/2022	583,200.00
88.	889202303100062	Deca Homes Gensan - Blk-55/55 Lot-7/9 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001822	35.00	23.40	09/09/2022	702,300.00
89.	889202303100093	Deca Homes Gensan - Blk-55/55 Lot-7/9 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001825	35.00	23.40	09/09/2022	702,300.00
90.	889202304120005	Deca Homes Gensan - Blk-74 Lot-49 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002704	35.00	23.40	29/12/2022	558,200.00
91.	889202304120029	Deca Homes Gensan - Blk-72 Lot-24 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002629	35.00	23.40	29/12/2022	593,200.00
92.	889202304120038	Deca Homes Gensan - Blk-27 Lot-56 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001322	35.00	23.40	29/12/2022	515,400.00
93.	889202302080116	Deca Homes Gensan - Blk-27 Lot-83 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001379	35.00	23.40	05/08/2022	596,000.00
94.	889202303100096	Deca Homes Gensan - Blk-18 Lot-23 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000705	56.00	23.40	01/07/2022	688,800.00
95.	889202305080060	Deca Homes Gensan - Blk-22 Lot-9 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000804	35.00	23.40	01/07/2022	575,900.00
96.	889202305080066	Deca Homes Gensan - Blk-36/36 Lot-41/43 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001598	35.00	23.40	01/07/2022	463,290.00
97.	889202305080070	Deca Homes Gensan - Blk-36/36 Lot-41/43 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001600	35.00	23.40	01/07/2022	463,290.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
98.	889202303100065	Deca Homes Gensan - Blk-48 Lot-31 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001529	35.00	23.40	09/09/2022	535,110.00
99.	889202303100078	Deca Homes Gensan - Blk-15 Lot-48 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000836	35.00	23.40	09/09/2022	575,900.00
100.	889202303100084	Deca Homes Gensan - Blk-75 Lot-34 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002761	55.00	23.40	09/09/2022	684,000.00
101.	889202304120018	Deca Homes Gensan - Blk-15 Lot-13 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000628	35.00	23.40	29/12/2022	558,200.00
102.	889202304120030	Deca Homes Gensan - Blk-73 Lot-5 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002656	35.00	23.40	29/12/2022	558,200.00
103.	889202304120032	Deca Homes Gensan - Blk-38 Lot-54 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001469	35.00	23.40	29/12/2022	519,400.00
104.	889202304120044	Deca Homes Gensan - Blk-15 Lot-33 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000666	35.00	23.40	29/12/2022	558,200.00
105.	889202304120045	Deca Homes Gensan - Blk-34 Lot-2 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001151	58.00	23.40	29/12/2022	599,500.00
106.	889202304120048	Deca Homes Gensan - Blk-75 Lot-48 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002789	35.00	23.40	29/12/2022	558,200.00
107.	889202304120003	Deca Homes Gensan - Blk-54 Lot-56 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002021	35.00	23.40	13/01/2023	532,800.00
108.	889202305080052	Deca Homes Gensan - Blk-22,22 Lot-19,21 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000815	35.00	23.40	09/03/2023	532,800.00
109.	889202305080054	Deca Homes Gensan - Blk-22,22 Lot-19,21 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000813	35.00	23.40	09/03/2023	532,800.00
110.	889202305080055	Deca Homes Gensan - Blk-38 Lot-20 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001435	35.00	23.40	09/03/2023	532,800.00
111.	889202305080056	Deca Homes Gensan - Blk-40 Lot-4 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2016004442	40.00	22.40	09/03/2023	533,000.00
112.	889202303100081	Deca Homes Gensan - Blk-1 Lot-7 - Brgy. Calumpang, General Santos City, South Cotabato	Single Attached	1472017000411	90.00	35.10	07/07/2023	1,262,100.00
113.	889202304120039	Deca Homes Gensan - Blk-27 Lot-3 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001088	35.00	23.40	07/07/2023	498,100.00
114.	889202302080100	Deca Homes Gensan - Blk-20 Lot-18 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000768	35.00	23.40	26/08/2022	515,500.00
115.	889202302080105	Deca Homes Gensan - Blk-20 Lot-20 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000771	35.00	23.40	26/08/2022	508,550.00
116.	889202303200005	Deca Homes Gensan - Blk-48 Lot-83 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2020005190	35.00	23.40	29/12/2022	523,400.00
117.	889202304260003	Deca Homes Gensan - Blk-38 Lot-50 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2020002946	35.00	23.40	29/12/2022	515,400.00
118.	889202305260009	Deca Homes Gensan - Blk-66 Lot-10 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2020002940	35.00	23.40	13/04/2023	505,000.00
119.	889202302080106	Deca Homes Gensan - Blk-26 Lot-48 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001031	35.00	23.40	04/08/2023	515,400.00
120.	889202302080109	Deca Homes Gensan - Blk-48 Lot-9 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001507	35.00	23.40	20/10/2022	586,000.00
121.	889202302080120	Deca Homes Gensan - Blk-75 Lot-44 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002785	35.00	23.40	01/07/2022	593,700.00
122.	889202302080127	Deca Homes Gensan - Blk-75 Lot-39 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002780	35.00	23.40	01/07/2022	593,700.00
123.	889202305080026	Deca Homes Gensan - Blk-21,21 Lot-3,5 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000791	35.00	23.40	09/03/2023	532,800.00
124.	889202305080028	Deca Homes Gensan - Blk-21,21 Lot-3,5 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000793	35.00	23.40	09/03/2023	478,080.00
125.	889202302080094	Deca Homes Gensan - Blk-18 Lot-11 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000680	35.00	23.40	05/08/2022	567,600.00

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126.	889202302080077	Deca Homes Gensan - Blk-39 Lot-6 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2016004404	40.00	22.40	05/08/2022	441,000.00
127.	889202302080066	Deca Homes Gensan - Blk-58 Lot-33 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002001	35.00	23.40	05/08/2022	550,200.00
128.	889202302080067	Deca Homes Gensan - Blk-52 Lot-13 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001769	35.00	23.40	01/07/2022	584,900.00
129.	889202302080069	Deca Homes Gensan - Blk-57 Lot-18 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002033	35.00	23.40	05/08/2022	428,550.00
130.	889202302080070	Deca Homes Gensan - Blk-57 Lot-2 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001945	45.00	23.40	05/08/2022	626,300.00
131.	889202302080071	Deca Homes Gensan - Blk-15 Lot-4 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000615	35.00	23.40	09/09/2022	575,900.00
132.	889202302080078	Deca Homes Gensan - Blk-54 Lot-16 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001855	35.00	23.40	05/08/2022	527,640.00
133.	889202302080081	Deca Homes Gensan - Blk-17 Lot-6 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017000654	35.00	23.40	20/10/2022	575,900.00
134.	889202302080083	Deca Homes Gensan - Blk-59 Lot-21 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002096	35.00	23.40	05/08/2022	575,900.00
135.	889202302080089	Deca Homes Gensan - Blk-37 Lot-55 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001363	35.00	23.40	05/08/2022	587,600.00
136.	889202302080090	Deca Homes Gensan - Blk-35 Lot-28 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001254	35.00	23.40	05/08/2022	567,600.00
137.	889202302080095	Deca Homes Gensan - Blk-32 Lot-8 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001105	35.00	23.40	20/10/2022	567,600.00
138.	889202302080096	Deca Homes Gensan - Blk-56 Lot-8 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017001941	35.00	23.40	01/07/2022	463,290.00
139.	889202302080104	Deca Homes Gensan - Blk-75 Lot-3 - Brgy. Calumpang, General Santos City, South Cotabato	Row House	147-2017002730	35.00	23.40	20/10/2022	575,900.00
DECA HOMES INDANGAN								
140.	888202106110002	Deca Homes Indangan - Blk-132 Lot-7 - Brgy. Indangan, Davao City, Davao Del Sur	Single Attached	146-2014017427	100.00	35.00	18/01/2023	1,341,000.00
141.	888202111260003	Deca Homes Indangan - Blk-69 Lot-1 - Brgy. Indangan, Davao City, Davao Del Sur	Single Attached	146-2023002325	132.00	35.10	07/09/2023	1,674,600.00
142.	888202305080001	Deca Homes Indangan - Blk-81 Lot-24 - Brgy. Indangan, Davao City, Davao Del Sur	Single Attached	146-2014069370	90.00	35.10	19/07/2022	1,354,200.00
143.	888202106110003	Deca Homes Indangan - Phase-1 Blk-4 Lot-1 - Brgy. Indangan, Davao City, Davao Del Sur	Single Attached	146-2014067221	96.00	35.10	29/03/2023	1,333,600.00
DECA HOMES RESORT RESIDENCES								
144.	808818073100155	Deca Homes Resort Residences Subdivision - Phase-X Blk-21 Lot-15 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Detached	T-454086	83.00	30.25	07/06/2022	982,900.00
145.	888202302210003	Deca Homes Resort Residence Subd - Phase-3 Blk-23 Lot-9 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2018015626	110.00	35.10	14/09/2022	1,319,900.00
146.	888202304260010	Deca Homes Resort Residences - Phase-4 Blk-79 Lot-31 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2017003569	110.00	35.10	02/03/2023	1,351,200.00
147.	888202304260013	Deca Homes Resort Residences - Phase-8 Blk-23 Lot-14 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2018000128	100.00	35.10	02/03/2023	1,317,500.00
148.	888202304260017	Deca Homes Resort Residences - Phase-10 Blk-12 Lot-3 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	T453851	80.00	35.10	02/03/2023	1,052,300.00
149.	888202306270002	Deca Homes Resort Residences - Phase-4 Blk-78 Lot-12 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2018000109	120.00	35.10	02/03/2023	1,416,200.00
150.	888202306270010	Deca Homes Resort Residence Subd - Phase-8 Blk-15 Lot-19 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2020018183	100.00	58.46	12/04/2023	1,964,800.00
151.	888202306270001	Deca Homes Resort Residence Subd - Phase-10 Blk-21 Lot-14 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2018000277	81.00	35.10	02/05/2023	1,176,400.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
152.	888202306270006	Deca Homes Resort Residence Subd - Phase-10 Blk-15 Lot-33 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	T-453982	81.00	35.10	02/05/2023	1,129,400.00
153.	888202306270011	Deca Homes Resort Residence Subd - Phase-2 Blk-39 Lot-4 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2018006879	110.00	35.10	02/05/2023	1,359,200.00
154.	888202306270015	Deca Homes Resort Residence Subd - Phase-5 Blk-95 Lot-19 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2016009472	110.00	35.10	02/05/2023	1,386,200.00
155.	888202112090020	Deca Homes Resort Residence Subd - Blk-91 Lot-8 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2023006025	110.00	35.10	07/07/2023	1,417,500.00
156.	888202111270002	Deca Homes Resort Residence Subd - Phase-5 Blk-82 Lot-19 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2023003010	119.00	35.10	02/08/2023	1,365,800.00
157.	888202111270003	Deca Homes Resort Residence Subd - Phase-8C Blk-37 Lot-24 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2023007250	100.00	35.10	02/08/2023	1,269,900.00
158.	808818073100430	Deca Homes Resort Residences Subdivision - Phase-X Blk-14 Lot-35 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2017024095	80.00	35.10	06/10/2023	1,062,300.00
159.	888202303220008	Deca Homes Resort Residences - Phase-10 Blk-14 Lot-9 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2019008514	80.00	35.10	26/01/2023	1,102,300.00
160.	888202303220003	Deca Homes Resort Residences - Phase-5 Blk-101 Lot-26 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2016013766	120.00	35.10	05/01/2023	1,374,900.00
161.	888202303220014	Deca Homes Resort Residences - Phase-7 Blk-106 Lot-53 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2019009868	80.00	35.10	08/02/2023	1,146,200.00
162.	888202306270004	Deca Homes Resort Residences - Blk-38 Lot-17 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2017017940	110.00	35.10	02/03/2023	1,416,200.00
163.	888202306270005	Deca Homes Resort Residences - Phase-10 Blk-2 Lot-18 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2018002838	80.00	35.10	02/03/2023	1,057,300.00
164.	888202306270008	Deca Homes Resort Residences - Phase-10 Blk-6 Lot-16 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2017009000	80.00	35.10	12/04/2023	1,052,300.00
165.	888202306270017	Deca Homes Resort Residence Subd - Phase-3 Blk-25 Lot-2 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2016004346	144.00	35.10	02/05/2023	1,592,200.00
166.	888202206230018	Deca Homes Resort Residence Subd - Blk-8 Lot-29 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	T407329	80.00	35.10	23/05/2022	973,150.00
167.	888202206230019	Deca Homes Resort Residence Subd - Phase-10 Blk-21 Lot-10 - Brgy. Tacunan, Davao City, Davao Del Sur	Duplex	T454081	82.00	30.25	02/08/2023	968,800.00
168.	888202303220001	Deca Homes Resort Residence Subd - Phase-3 Blk-28 Lot-22 - Brgy. Tugbok, Davao City, Davao Del Sur	Single Attached	146-2016009505	110.00	35.10	26/01/2023	1,356,200.00
169.	888202109300029	Deca Homes Resort & Residences Subdivision Phases 1-7 And Phase 9 - Phase-9C Blk-59 Lot-43 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2023000366	100.00	35.10	24/06/2023	1,347,900.00
170.	888202101230002	Deca Homes Resort Residence Subd - Phase-04 Blk-73 Lot-12 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2022004623	120.00	0.00	23/09/2023	780,000.00
171.	888202101230004	Deca Homes Resort Residence Subd - Phase-04 Blk-73 Lot-10 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2022004624	120.00	0.00	23/09/2023	780,000.00
172.	888202112090007	Deca Homes Resort Residence Subd - Blk-41 Lot-21 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2023001195	120.00	0.00	02/08/2023	780,000.00
173.	888202112090013	Deca Homes Resort Residence Subd - Blk-41 Lot-19 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2023001196	120.00	0.00	02/08/2023	780,000.00
174.	888202110200001	Deca Homes Resort Residences - Phase-06 Blk-05 Lot-06 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2023000140	80.00	35.10	24/06/2023	1,176,200.00
175.	808818073100277	Deca Homes Resort Residences Subdivision - Phase-III Blk-37 Lot-03 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Single Attached	146-2017016988	120.00	35.10	03/11/2022	1,353,600.00
176.	808818073100385	Deca Homes Resort Residences Subdivision - Phase-X Blk-5 Lot-7 - Brgy. Tacunan, Davao City, Davao Del Sur	Single Attached	146-2017024064	80.00	35.10	11/11/2022	1,083,600.00
177.	888202112090008	Deca Homes Resort Residence Subd - Blk-59 Lot-24 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2023003053	120.00	0.00	02/09/2023	780,000.00
178.	888202112090012	Deca Homes Resort Residence Subd - Blk-59 Lot-21 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2023003054	120.00	0.00	02/09/2023	780,000.00
179.	888202211280006	Deca Homes Resort & Residences Subdivision - Sec- 0 Blk-74 Lot-29 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2014006347	120.00	0.00	02/08/2023	780,000.00

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180.	888202211280008	Deca Homes Resort & Residences Subdivision Phases 1-7 And Phase 9 - Sec- 0 Blk-74 Lot-31 - Brgy. Tugbok (Pob.), Davao City, Davao	Lot Only	146-2014006346	120.00	0.00	02/08/2023	780,000.00
181.	888202304260018	Deca Homes Resort Residences - Phase-2 Blk-53 Lot-20 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	1462017020785	120.00	0.00	05/01/2023	780,000.00
182.	888202304260012	Deca Homes Resort Residences - Phase-4 Blk-74 Lot-48 - Brgy. Tugbok (Pob.), Davao City, Davao Del Sur	Lot Only	146-2018004183	199.00	-	02/03/2023	1,293,500.00
DECA HOMES CABANTIAN								
183.	808818073100142	Deca Homes Subdivision - Cabantian - Phase-None Blk-11 Lot-28 - Brgy. Cabantian, Davao City, Davao Del Sur	Single Attached	146-2011004883	97.00	50.85	14/10/2023	1,500,200.00
184.	888202203240005	Deca Homes Subdivision - Cabantian - Blk-18 Lot-26 - Brgy. Cabantian, Davao City, Davao Del Sur	Single Attached	146-2015002331	81.00	35.10	28/07/2022	1,472,200.00
185.	888201901240011	Deca Homes - Blk-35 Lot-8 - Brgy. Cabantian, Davao City, Davao Del Sur	Lot Only	146-2019013746	63.00	-	27/09/2023	551,200.23
DECA HOMES MULIG								
186.	888202302080020	Deca Homes Mulig - Blk-7 Lot-6 - Brgy. Mulig, Davao City, Davao Del Sur	Single Attached	146-2019014720	100.00	35.10	07/06/2022	1,409,400.00
CEBU NORTH & SOUTH								
187.	806718092400130	Deca Homes - Mactan I- Blk-8 Lot-17 - Brgy. Marigondon, Lapu-Lapu City (Opon), Cebu	Town House	110-2019000118	40.00	46.40	06/01/2023	997,700.00
188.	806723083100003	Deca Homes - Mactan I - Blk-1 Lot-13 - Brgy. Marigondon, Lapu-Lapu City (Opon), Cebu	Town House	110-2018000706	52.00	46.40	29/07/2022	1,082,144.00
189.	867202307210003	Deca Homes - Mactan I - Blk-1 Lot-47 - Brgy. Marigondon, Lapu-Lapu City (Opon), Cebu	Town House	110-2021003322	40.00	46.40	23/06/2023	1,194,590.00
190.	864202107280002	Deca Homes - Mactan 5 - Blk-24 Lot-12 - Brgy. Basak, Lapu-Lapu City (Opon), Cebu	Town House	110-2013002769	40.00	51.00	19/12/2022	1,301,700.00
191.	867202210190001	Deca Homes - Mandaue - Blk-1 Lot-15 - Brgy. Cubacub, Mandaue City, Cebu	Town House	11-2022004163 (4881	42.00	44.00	21/08/2023	1,200,000.00
192.	867201811290001	Deca Homes-Danao - Phase-1 Blk-17 Lot-10 - Brgy. Sabang, Danao City, Cebu	Double Attached	108-2017000084	80.00	125.90	31/05/2023	3,175,100.00
193.	864202208230001	Urban Deca Homes- Tipolo Condo - Unit-B19-415 - Brgy. Tipolo, Mandaue City, Cebu	Condominium	111-2023000135	0.00	25.00	15/07/2023	1,310,800.00
194.	864202304240005	Urban Deca Homes - Tipolo Condo - Bldg-19 1ST F-Floor Unit-B19-118 - Brgy. Tipolo, Mandaue City, Cebu	Condominium	CCT - 1182	0.00	25.00	18/11/2022	1,698,300.00
195.	864202307240002	Urban Deca Homes Tisa - Bldg-9 2ND-Floor Unit-B9-206 - Brgy. Labangon, Cebu City, Cebu	Condominium	107-2018008252	0.00	26.80	03/06/2023	1,809,300.00
196.	864202201190003	Urban Deca Homes Tisa - Unit-B11-108 - Brgy. Labangon, Cebu City, Cebu	Condominium	107-2015004515	0.00	25.00	03/11/2022	1,586,300.00
197.	864202303220009	Urban Deca Homes Tisa - Bldg-11 GROUND-Floor Unit-B11-104, Ph. 2 - Brgy. Labangon, Cebu City, Cebu	Condominium	107-2018008367	0.00	26.80	24/10/2022	1,809,300.00
198.	864202306260005	Deca Homes-Bacayan - Blk-3 Lot-9 - Brgy. Bacayan, Cebu City, Cebu	Town House	107-2014001269	49.00	44.00	16/06/2023	898,245.00
199.	864202307260001	Deca Homes Baywalk Talisay 3 - Phase-3 Blk-1 Lot-17 - Brgy. Dumlog, Talisay City, Cebu	Town House	102-2021004368	40.00	51.00	16/06/2023	1,813,200.00
200.	864202202230016	Deca Homes- Tungkil - Phase-1 Blk-7 Lot-22 - Brgy. Tungkil, Minglanilla, Cebu	Town House - End with Firewall	102-2018001236	79.00	53.40	18/10/2023	1,653,400.00
201.	864202308250009	Deca Homes- Tungkil - Phase-1 Blk-16 Lot-18 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2012004496	38.00	46.40	23/06/2023	746,440.00
202.	864202306260001	Deca Homes- Tungkil - Phase-2 Blk-4 Lot-8 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2017008055	38.00	46.40	10/06/2023	986,900.00
203.	864202308250006	Deca Homes- Tungkil - Phase-2 Blk-4 Lot-47 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2018007975	52.00	46.40	23/06/2023	689,080.00
204.	864202304260006	Deca Homes- Tungkil - Phase-3 Blk-7 Lot-18 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2011000787	38.00	54.40	23/01/2023	1,216,300.00

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205.	864202309110004	Deca Homes- Tungkil - Phase-3 Blk-9 Lot-78 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2020002715	75.00	56.00	18/08/2023	1,194,360.00
206.	864202301200003	Deca Homes- Tungkil - Phase-3 Blk-13 Lot-59 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2011003332	38.00	46.40	11/11/2022	855,308.00
207.	864202110080005	Deca Homes- Tungkil - Phase-3 Blk-17 Lot-32 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2018001219	38.00	46.40	22/07/2022	902,990.00
208.	864202309110003	Deca Homes- Tungkil - Phase-4 Blk-1 Lot-11 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2018008043	38.00	46.40	18/08/2023	859,820.00
209.	864202308250008	Deca Homes- Tungkil - Phase-4 Blk-6 Lot-51 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2017005989	38.00	46.40	16/09/2023	810,590.00
210.	864202301060004	Deca Homes- Tungkil - Phase-4 Blk-11 Lot-11 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2016005118	38.00	46.40	03/11/2022	1,026,900.00
211.	806418122800112	Deca Homes - Tungkil - Phase-6 Blk-2 Lot-2 - Brgy. Tungkil, Minglanilla, Cebu	Town House	102-2018002969	38.00	46.40	10/08/2022	1,013,100.00
212.	864202206270003	Deca Homes Tunghaan - Phase-1 Blk-3 Lot-9 - Brgy. Tunghaan, Minglanilla, Cebu	Double Attached	102-2019001066	76.00	85.00	24/05/2022	2,112,100.00
BACOLOD / ILOILO								
213.	859202307270002	Deca Homes South Bacolod - Blk-56 Lot-13 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	0922018012119	60.00	29.48	02/02/2023	984,300.00
214.	859202305140002	Deca Homes South Bacolod - Blk-12 Lot-19 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	0922021000303	60.00	29.48	16/02/2023	958,000.00
215.	859202308230003	Deca Homes South Bacolod - Blk-47 Lot-46 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	092-2021000116	60.00	29.48	16/02/2023	987,600.00
216.	859202307270007	Deca Homes South Bacolod - Blk-34 Lot-32 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	0922018011430	60.00	29.48	06/02/2023	984,300.00
217.	859202307270019	Deca Homes South Bacolod - Blk-59 Lot-48 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	0922018012275	60.00	29.48	02/02/2023	988,300.00
218.	858202306220005	Deca Homes Pavia(Deca Homes Subd) - Phase-1 Blk-29 Lot-25 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007078	48.00	55.00	20/09/2023	1,409,600.00
219.	805818080600073	Deca Homes Pavia - Phase-1 Blk-27 Lot-3 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007002	48.00	55.00	20/02/2023	1,235,700.00
220.	858202307280019	Deca Homes Pavia(Deca Homes Subd) - Phase-2 Blk-14 Lot-23 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005496	48.00	55.00	06/02/2023	1,374,000.00
221.	858202303160005	Deca Homes Subdivision - Phase-2 Blk-6 Lot-15 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005127	48.00	55.00	20/09/2023	1,369,600.00
222.	805818080600084	Deca Homes Pavia - Phase-2 Blk-12 Lot-33 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005412	49.00	55.00	20/02/2023	1,288,800.00
223.	858202306150004	Deca Homes Pavia(Deca Homes Subd) - Phase-1 Blk-3 Lot-23 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010006338	48.00	55.00	28/03/2023	1,393,900.00
224.	858202007230006	Deca Homes Pavia - Phase-2 Blk-11 Lot-12 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005339	48.00	55.00	11/05/2022	1,234,100.00
225.	805818080600069	Deca Homes Pavia - Phase-2 Blk-14 Lot-8 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005481	48.00	55.00	20/02/2023	1,081,011.36
226.	858202307280022	Deca Homes Pavia(Deca Homes Subd) - Phase-1 Blk-27 Lot-11 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007010	48.00	55.00	06/02/2023	1,281,100.00
227.	805818080600054	Deca Homes Pavia - Phase-1 Blk-27 Lot-12 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007011	48.00	55.00	20/02/2023	1,221,416.01
228.	858202211220002	Deca Homes Pavia Resort Residences - Blk-51 Lot-5 - Brgy. Pandac, Pavia, Iloilo	Single Attached	090-2016009774	100.00	35.10	28/09/2022	1,347,634.07
229.	858202306200018	Deca Homes Pavia Resort Residences - Blk-41 Lot-19 - Brgy. Pandac, Pavia, Iloilo	Single Attached	090-2016009477	83.00	35.10	24/03/2023	1,349,400.00
230.	858202306200015	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-12 Lot-19 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018001112	80.00	35.10	24/02/2023	1,304,000.00
231.	858202306200016	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-5 Lot-10 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018000957	80.00	35.10	24/02/2023	1,307,600.00

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232.	858202307280003	Deca Homes Pavia Resort Residences 2 - Phase-2 Blk-19 Lot-3 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018004919	90.00	53.10	03/05/2023	1,970,800.00
233.	858202306200013	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-10 Lot-5 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018001070	80.00	35.10	24/02/2023	1,304,000.00
234.	858202307280017	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-8 Lot-3 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018001016	80.00	35.10	24/02/2023	1,328,100.00
235.	858202307280016	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-1 Lot-16 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018000856	80.00	35.10	08/05/2023	1,423,000.00
236.	858202306200011	Deca Homes Pavia Resort Residences - Blk-15 Lot-31 - Brgy. Pandac, Pavia, Iloilo	Single Attached	090-2016008692	94.00	35.10	03/04/2023	1,374,000.00
237.	805818080600061	Deca Homes Pavia - Phase-2 Blk-15 Lot-51 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005582	48.00	55.00	21/11/2023	988,129.20
238.	858202211220006	Deca Homes Pavia(Deca Homes Subd) - Phase-2 Blk-14 Lot-44 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005517	72.00	55.00	21/11/2023	1,357,600.00
239.	805818080600058	Deca Homes Pavia - Phase-2 Blk-11 Lot-4 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005331	48.00	55.00	21/11/2023	888,147.78
240.	858201912230005	Deca Homes Pavia - Phase-1 Blk-36 Lot-4 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007185	48.00	55.00	21/11/2023	1,212,300.00
241.	805819010900006	Deca Homes Pavia - Phase-2 Blk-17 Lot-2 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005594	48.00	55.00	21/11/2023	1,235,000.00
242.	858202007230005	Deca Homes Pavia - Phase-1 Blk-18 Lot-04 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010006709	48.00	55.00	21/11/2023	1,026,000.00
243.	805818071800051	Deca Homes Pavia - Phase-1 Blk-36 Lot-20 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007201	45.00	55.00	21/11/2023	1,176,100.00
244.	805818080600124	Deca Homes Pavia - Phase-1 Blk-17 Lot-12 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010006683	48.00	55.00	21/11/2023	1,193,200.00
245.	858202006250001	Deca Homes Pavia - Phase-2 Blk-19 Lot-38 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005706	56.00	55.00	21/11/2023	1,364,200.00
246.	805818071800078	Deca Homes Pavia - Phase-2 Blk-5 Lot-51 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005091	48.00	55.00	21/11/2023	1,178,670.32
247.	858202211220007	Deca Homes Pavia(Deca Homes Subd) - Phase-1 Blk-33 Lot-11 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010007152	48.00	55.00	21/11/2023	1,317,400.00
248.	858202306220003	Deca Homes Pavia(Deca Homes Subd) - Phase-2 Blk-10 Lot-20 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005295	48.00	55.00	23/10/2023	1,380,400.00
249.	805818071800054	Deca Homes Pavia - Phase-2 Blk-18 Lot-11 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005641	48.00	55.00	21/11/2023	1,151,400.00
250.	805818080600101	Deca Homes Pavia - Phase-1 Blk-16 Lot-9 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010006665	48.00	55.00	20/10/2023	993,705.75
251.	805818080600093	Deca Homes Pavia - Phase-2 Blk-15 Lot-37 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005568	48.00	55.00	20/10/2023	840,822.00
252.	858201910180007	Deca Homes Pavia - Phase-2 Blk-1 Lot-67 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013004919	48.00	55.00	18/09/2023	1,352,600.00
253.	805818080600092	Deca Homes Pavia - Phase-2 Blk-18 Lot-22 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005652	48.00	55.00	18/09/2023	1,050,672.40
254.	805818080600113	Deca Homes Pavia - Phase-2 Blk-11 Lot-6 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005333	48.00	55.00	21/11/2023	1,151,400.00
255.	858202307280005	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-7 Lot-15 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018000993	80.00	35.10	03/04/2023	1,497,600.00
256.	858202307280024	Deca Homes Pavia(Deca Homes Subd) - Phase-1 Blk-17 Lot-19 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2010006690	48.00	55.00	16/10/2023	1,279,200.00
257.	858202306150008	Deca Homes Pavia Resort Residences - Blk-42 Lot-1 - Brgy. Pandac, Pavia, Iloilo	Single Attached	090-2016009481	113.00	47.52	03/04/2023	1,786,300.00
258.	858201910180002	Deca Homes Pavia - Phase-2 Blk-5 Lot-57 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005097	48.00	55.00	18/09/2023	1,669,600.00
259.	858202306150002	Deca Homes Pavia(Deca Homes Subd) - Phase-2 Blk-19 Lot-32 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005700	82.00	55.00	18/09/2023	1,854,600.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
260.	805818080600091	Deca Homes Pavia - Phase-2 Blk-18 Lot-24 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005654	48.00	55.00	18/09/2023	921,879.94
261.	858202307280007	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-4 Lot-10 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018000945	80.00	35.10	24/02/2023	1,307,600.00
262.	858201911270011	Deca Homes Pavia - Phase-2 Blk-6 Lot-27 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005139	48.00	55.00	04/12/2023	1,279,200.00
263.	858202305160007	Deca Homes Pavia(Deca Homes Subd) - Phase-2 Blk-11 Lot-37 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005364	48.00	55.00	03/04/2023	1,266,742.67
264.	858202006190004	Deca Homes Pavia - Phase-2 Blk-10 Lot-36 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005311	48.00	55.00	04/05/2022	1,133,000.00
265.	805818071800057	Deca Homes Pavia - Phase-2 Blk-13 Lot-22 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005463	48.00	55.00	05/04/2022	1,052,720.02
266.	859202306270006	Deca Homes South Bacolod - Blk-31 Lot-25 - Brgy. Cabug, Bacolod City, Negros Occidental	Duplex	092-2020007659	60.00	29.48	03/04/2023	931,700.00
267.	858202112240004	Deca Homes Pavia - Phase-2 Blk-14 Lot-39 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005512	48.00	55.00	23/10/2023	1,385,000.00
268.	858202011260001	Deca Homes Pavia - Phase-2 Blk-19 Lot-28 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013005696	54.00	55.00	23/10/2023	1,341,900.00
269.	858202112240013	Deca Homes Pavia - Phase-2 Blk-1 Lot-41 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2013004893	48.00	87.00	23/10/2023	1,599,500.00
270.	858202205130005	Deca Homes Subdivision - Blk-18 Lot-12 - Brgy. Pandac, Pavia, Iloilo	Town House	090-2023004600	48.00	55.00	28/03/2022	1,041,530.70
271.	858202206210009	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-7 Lot-26 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018001004	80.00	35.10	25/10/2023	1,417,700.00
272.	858202206210006	Deca Homes Pavia Resort Residences 2 - Phase-1 Blk-19 Lot-2 - Brgy. Balabag, Pavia, Iloilo	Single Attached	090-2018001240	80.00	35.10	25/10/2023	1,396,601.75
273.	858201911270024	Deca Homes Pavia Resort Residences - Phase-1 Blk-20 Lot-3 - Brgy. Jibao-An, Pavia, Iloilo	Single Attached	0902018001258	80.00	35.10	25/10/2023	1,417,700.00
CALAMBA								
274.	847201910250026	Deca Homes - Bella Vista - Blk-40 Lot-17 - Brgy. Santiago, General Trias, Cavite	Town House	057-2014059327	50.00	60.00	30/06/2023	2,030,500.00
275.	847201902210008	Deca Homes - Bella Vista - Blk-33 Lot-34 - Brgy. Santiago, General Trias, Cavite	Town House	T-057-2014053195	50.00	53.00	04/09/2023	1,613,600.00
276.	847201907010028	Deca Homes - Bella Vista - Blk-70 Lot-15 - Brgy. Santiago, General Trias, Cavite	Town House	057-2014081290	54.00	53.00	04/09/2023	1,691,300.00
277.	847201907010018	Deca Homes - Bella Vista - Blk-71 Lot-3 - Brgy. Santiago, General Trias, Cavite	Town House	057-2014069427	94.00	53.00	04/09/2023	1,997,100.00
278.	847201909270013	Deca Homes - Bella Vista - Blk-45 Lot-27 - Brgy. Santiago, General Trias, Cavite	Town House	057-2016048680	50.00	53.00	04/09/2023	1,572,000.00
279.	847201909270009	Deca Homes - Bella Vista - Blk-96 Lot-12 - Brgy. Santiago, General Trias, Cavite	Town House	057-2016031849	50.00	53.00	04/09/2023	1,572,000.00
280.	847201911270012	Deca Homes - Bella Vista - Blk-82 Lot-34 - Brgy. Santiago, General Trias, Cavite	Town House	T-057-2014069418	50.00	53.00	04/09/2023	1,656,900.00
281.	847202006270042	Deca Homes - Bella Vista - Blk-27 Lot-18 - Brgy. Santiago, General Trias, Cavite	Town House	057-2014049097	50.00	53.00	04/09/2023	1,654,400.00
282.	847202007220022	Deca Homes - Bella Vista - Blk-38 Lot-40A - Brgy. Santiago, General Trias, Cavite	Town House	T-057-2017058532	50.00	53.00	04/09/2023	1,704,800.00
283.	847202007220018	Deca Homes - Bella Vista - Blk-24 Lot-18 - Brgy. Santiago, General Trias, Cavite	Town House	057-2017020793	75.00	53.00	04/09/2023	1,953,700.00
NAGA								
284.	853202202090003	Deca Homes Naga Subdivision - Blk-26 Lot-19 - Brgy. San Felipe, Naga City, Camarines Sur	Lot Only	086-2015000676	96.00	0.00	14/08/2023	1,046,400.00
285.	853202202090004	Villa Obiedo Subdivision - Blk-11 Lot-31 - Brgy. Cararayan, Naga City, Camarines Sur	Town House	086-2011000607	48.00	50.40	14/08/2023	946,400.00

ITEM NO.	PROPERTY NUMBER	LOCATION	TYPE	TCTNO	LOT AREA	FLOOR AREA	APPRAISAL DATE	APPRAISAL VALUE
286.	853202202240025	Villa Obiedo Subdivision - Blk-14 Lot-9 - Brgy. Cararayan, Naga City, Camarines Sur	Town House	49686	48.00	50.40	14/08/2023	728,320.00
287.	853202208090001	Deca Homes Northfield Estate - Blk-3 Lot-3 - Brgy. Bagumbayan Norte, Naga City, Camarines Sur	Town House	086-2017000797	48.00	52.80	16/08/2023	1,038,300.00
SAN FERNANDO PAMPANGA								
288.	840201911210003	Deca Clark Resort Residences - Phase-7 Blk-184 Lot-7 - Brgy. Margot, Angeles City, Pampanga	Town House	0452015001311	48.00	51.00	06/07/2023	1,595,721.25
289.	840202309290001	Deca Clark Resort Residences - Blk-82 Lot-15 - Brgy. Margot, Angeles City, Pampanga	Row House	045-2015011650	55.00	38.50	05/01/2024	1,199,036.00
290.	841202204260001	Urban Deca Homes Marilao - Bldg-A5 4TH F-Floor Unit-410 - Brgy. Abangan Sur, Marilao, Bulacan	Condominium	040-2018029527	0.00	26.80	14/10/2023	2,075,200.00

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CERTIFICATION AND SWORN DECLARATION

I/We do hereby release/s and forever discharge/s the **SELLER** (Pag-IBIG Fund), its successors and assigns, from any and all claims and remedies of whatever kind or nature that I/We may have arising from the following:

- 1) the condition of the property,
- 2) its construction, design, or the materials used thereon,
- 3) the location of the property and the presence of hazardous elements that may be found at or around the area,
- 4) the transactions had by the **SELLER** with the previous owner/developer of the properties being sold,
- 5) the claims that the previous owner/developer, its subsidiaries and affiliates, may have on the property and against the **SELLER** in relation to the property, or because of the transactions the said parties entered into with respect to the property,
- 6) the actions being litigated between the **SELLER** and the previous owner/developer with respect to the transactions the said parties entered into, and the legal effects that the outcome of those actions may have on the rights, interest of the **SELLER** to the property,
- 7) the existing documentation about the property, which, for the purpose of this Agreement, have been inspected by me/us and which I/we found acceptable,
- 8) the claims of third parties annotated on the certificates of title to the property, if any,
- 9) claims arising from warranty of eviction, and
- 10) claims arising from acts or omissions of the **SELLER**, or its agents, in the care and management of the property.

At the same time, I/We represent/s and warrant/s as follows:

- (a) My/our organizational status (including, but not limited to, its jurisdiction of incorporation or organization) is set forth correctly on the signature page below. My/our organization is duly organized, validly existing and in good standing under the laws of the Republic of the Philippines. I/We are qualified or licensed to do business in all jurisdictions in which it is required to be qualified or licensed and by all applicable governmental or other authorities having jurisdiction over its activities with respect to the purchase of the Portfolio (including, but not limited to the properties as herein by being purchased).
- (b) I/We has the requisite power, authority, and capacity to sign, execute, deliver, and perform this Agreement and all the transactions contemplated by this Agreement.
- (c) The signing, execution, delivery and performance of this Agreement by me/us does not and the consummation of the transactions contemplated by this Agreement will not (i) violate any material provision of law, rule or regulation or any judgment, order, writ, injunction or decree of any court, governmental authority or agency applicable to BUYER, (ii) conflict with any of the terms of my/our Articles of Incorporation, charter, bylaws or any other governing instrument relating to the conduct of my/our business or the ownership of properties, or (iii) conflict with or result in a breach or give rise to any right of termination, cancellation or acceleration under any other agreement or instrument to which I/We is/are a party or by which I/We or any of my/our asset/s is/are bound, which conflict or breach could reasonably be expected to have a material adverse effect on the transactions contemplated by this Agreement or (iv) constitute a default or an event that, with the giving of notice or the passing of time, or both, would constitute a default or an event that could reasonably be expected to have a material adverse effect on the transactions contemplated by this Agreement.
- (d) No application has been filed with any court or governmental agency or instrumentality for the commencement of any Insolvency Proceedings against or on behalf of my/our organization. No litigation, administrative proceedings or arbitration has been commenced against me/us in any Court or before any governmental agency or instrumentality within the Republic of the Philippines or anywhere else that would affect adversely the ability of my/our organization to carry out the transactions contemplated by this Agreement.
- (e) I/We is/are not insolvent, and the consummation of the transaction herein will not render the organization insolvent. I/The organization will have the financial ability to implement the transactions contemplated pursuant to this Agreement.
- (f) I/The organization will operate, and has the adequate resources to conduct its business, during the period of this Agreement.
- (g) I/The organization have/has been encouraged and given sufficient opportunity to conduct such due diligence, review and analysis of the Portfolio, the files and related information to make a complete informed decision with respect to the purchase of the Portfolio. The organization acknowledges and agrees that the information made available to it and its agents by SELLER is an adequate and sufficient basis on which to determine whether to enter into this Agreement and proceed with the purchase of the Portfolio.
- (h) I/The organization acknowledge/s that, except as expressly provided herein, no representation or warranty of any kind including any warranties of a transferor pursuant to any statute, law, rule or regulation, is being made (in this agreement or otherwise) by SELLER or any of its related persons with respect to the units, including, without limitation, any representation or warranty regarding the information contained in the bid materials, the absence of liens or encumbrances on the title to the units, or the transferability of such title. I/The organization also acknowledge/s that the transfer of the units is being made on an "as is, where is" basis, with all faults, and without recourse.
- (i) I/The organization acknowledges that in no event whatsoever will any breach of a representation or warranty of SELLER be deemed to constitute, or be used as evidence of, bad faith, misconduct or fraud even in the event that it is shown that SELLER or any related person to SELLER, knew or should have known of information that was inconsistent with any representation or warranty set forth in this agreement, and that in no event whatsoever will any breach of a representation or warranty set forth in this agreement may be the basis of any claim for or award of any consequential, incidental, punitive or other damages against SELLER except as specifically provided in this agreement.
- (j) **Anti-Graft and Corruption Warranty.** I/The organization hereby warrants that it or any person related to it has not given or promised to give any money or gift to any employee/official of SELLER or persons related to SELLER, to influence SELLER's decision regarding this Agreement, nor has exerted or utilized any lawful or unlawful influence to solicit or secure this instrument through an agreement to pay a commission or contingent fees. Should the I/organization or any of my/its officers, employees, agents and authorized representatives or any person related to the organization, break this warranty I/it shall be held liable under the Anti-Graft Law and/or other applicable laws.
- (k) That I/the organization warrants that not one of my/its directors, officers, stockholder, employees, or agents, is connected or affiliated in any way with a developer blacklisted by Pag-IBIG Fund, or with the latter's organization, affiliates, or subsidiaries. I/The organization further warrants that I/it, or any of my/its officers, directors, its affiliates, or subsidiaries, as well as the latter's directors, and officers, has not had any dealings with blacklisted developer, its affiliates and subsidiaries, either as supplier, consultant, agent, or broker.
- (l) That none of my/the officers, directors, and controlling stockholders of the organization is related to the Head of the Pag-IBIG Fund, or to employees of Pag-IBIG Fund directly in-charge in the disposal of herein acquired properties, by consanguinity or affinity, up to the third civil degree; that said officers, directors, and any of the stockholders of the organization has no relationship with any person, directly or through third parties, that puts the organization in a position to have access to information about, or influence the decisions of the Pag-IBIG Fund regarding this bulk sale process. This will include a firm or an organization who lends, or temporarily seconds, my/its personnel, to firms or organizations which are engaged in consulting services for the preparation related to ROPA Bulk Sale, or for the implementation of the bulk sale project.

- I/We, as BUYER, shall be responsible for the following:
- a. Careful examination of this Agreement and related documents;
 - b. Acknowledging all conditions, local or otherwise, affecting the implementation of the contract;
 - c. Ensuring that every documentary requirement submitted is an authentic copy of the original, complete, and all statements and information provided therein are true and correct;
 - d. Authorizing the Head of the Pag-IBIG Fund or its duly authorized representative/s to verify all the documents submitted;
 - e. Ensuring that the signatory is the duly authorized representative and has been granted full power and authority to do, execute and perform any and all acts necessary and/or to represent me/the Organization in the bidding, with the duly notarized Secretary's Certificate attesting to such fact, if the Organization is a corporation, partnership, or joint venture;
 - f. Complying with the disclosure provision as required herein; and,
 - g. To determine and to satisfy myself/itself by such means as I/it consider/s necessary or desirable a) the condition of the property, and its construction, b) its location; (b) climatic conditions; c) the documentation pertaining to the property including the certificate of title, e) the obligations attached to the property, if any, f) the validity of the claims that third parties may have thereon, g) the effects of the litigation between the SELLER and previous owner/blacklisted developer respecting the said parties' transactions related to the property, h) the effect of the outcome of such litigation on this Agreement, and on the title I/it shall acquire by reason of purchase, and h) other factors that may affect the cost, duration, and execution or implementation of this Agreement.

I/We also agree that Pag-IBIG Fund has no commitment and makes no guaranty to approve the offer, as it is understood to be subject to the final approval by Pag-IBIG Fund's approving authorities.

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. I/we understand that my/our personal information will be shared with other government agencies and to third parties as may be necessary, 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.

OFFEROR

AUTHORIZED REPRESENTATIVE

DATE

THIS PORTION IS FOR Pag-IBIG FUND USE ONLY

Reviewed by	Date	Remarks
Noted by Project Management Committee		

<https://www.foreclosurephilippines.com>



COMPANY PROFILE

[illegible]

**Please use another sheet if necessary*

COMPLETED PROJECTS							
PROJECT NAME	LOCATION	NATURE/SCOPE OF WORK**	NUMBER OF UNITS		TIME FRAME		PROJECT COST
			(House & Lot)	(Lot only)	Date Started	Date Completed	
ON-GOING PROJECTS							
PROJECT NAME	LOCATION	NATURE/SCOPE OF WORK**	NUMBER OF UNITS		TIME FRAME		
			(House & Lot)	(Lot only)	Date Started	% Completion	Cost to Date

*Please use another sheet if necessary

BANK/CREDITOR RELATIONSHIPS				
BANKS/FINANCIAL INSTITUTION		TYPE OF ACCOUNT OR TYPE & AMOUNT OF CREDIT ACCOMMODATION		BALANCE
MAJOR SUPPLIERS		ADDRESS	TELEPHONE NUMBER	NATURE OF PURCHASES

*Please use another sheet if necessary

**Please attach copy of resume of key officers and partners/share holders.

***State whether land development/house constructions, marketing, etc