

# OFFER TO BUY / LETTER OF INTENT

DATE : \_\_\_\_\_

**SPECIAL ASSET MANAGEMENT DEPT.**

UCPB Savings Bank, Inc.  
2<sup>nd</sup> Flr. Kalayaan Branch  
106 Neptune St., Kalayaan Avenue  
cor. Makati Avenue, Makati City

I/We, \_\_\_\_\_ offer to purchase the property described below on an "AS IS WHERE IS" basis:

Location of Property :

TCT No/s. :

Lot Area :

Floor Area :

Purchase Price :

Payment Mode : **Installment** (monthly):

\_\_\_\_\_ Downpayment ( %).

\_\_\_\_\_ Balance payable for \_\_\_\_\_ yrs at 11% interest rate per annum

I/We agree to the following terms and conditions on sale of acquired asset/s:

1. Sale is on an "AS IS WHERE IS" basis.
2. \_\_\_\_\_ of the Offered Amount, as reservation fee which shall form part of the downpayment when approved, refunded without interest should disapproved, and forfeited in favor of UCPB Savings Bank should I/we back out.
3. The downpayment, \_\_\_\_\_, shall be paid within 15 days upon receipt of the notice of approval of purchase proposal.
4. Any and all costs for the eviction of previous owner/illegal occupants (if any), securing clearance from the Department of Agrarian Reform (DAR) and identification of the property such as relocation survey shall be for my/our account/s.
5. I/We shall shoulder the expenses for the upkeep and maintenance of the property (i.e. real estate taxes, association dues, etc.) from the date of execution of Contract To Sell and every year thereafter.
6. Upon full payment, I/we shall handle the transfer of the title and shall shoulder transfer expenses including but not limited to documentary stamp tax, transfer tax, registration expenses, etc. The 6% creditable withholding tax up to the Selling Price only shall be for UCPB Savings Bank's account.
7. All expenses relative to the cancellation of all annotations such as REM, Certificate of Sale, etc. shall likewise be for my/our account/s.
8. Failure on my/our part to comply with any of the conditions thereon for whatever reason shall mean automatic cancellation of UCPB Savings Bank's approval of my offer to buy and forfeiture of the downpayment without need of any further notice. In such event, UCPB Savings Bank may offer the property to other interested buyer.
9. I/We further acknowledge and agree that UCPB Savings Bank has no obligation to accept my offer to buy/letter of intent and may at anytime accept or reject my/our offer without any duty to disclose the reason for its decision.

REFERRER: \_\_\_\_\_  
*Signature over Printed Name*

OFFEROR/BUYER: \_\_\_\_\_  
*Signature over Printed Name*

Address: \_\_\_\_\_ Address: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Contact No. \_\_\_\_\_ Contact No. \_\_\_\_\_

Email Address: \_\_\_\_\_ Email Address: \_\_\_\_\_