

TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
Buyer's TIN : required
Address : Davao City
Contact No. : 032...
Date : August 27, 2019

Details

Unit No	Level	Unit description	List Price
1519	15th Floor	1BR - C2 NW B 45.5 sqm.	4,952,976.85
			4,952,976.85

A. Computations (15% DP including TC so 36 months @ 0% interest)

List Price:	4,952,976.85
	<u>4,952,976.85</u>
	4,952,976.85
Additional charges:	
Transfer & Registration charges	396,238.15
Total charges :	<u>396,238.15</u>
	5,349,215.00

TOTAL CONTRACT PRICE : 5,349,215.00

B. Payment Terms

Reservation Fee		15,000.00
Reservation Date:	August 27, 2019	
15% Down payment		727,946.53
spread over 36 months @	<u>20,220.74</u> per month	
Transfer & Registration charges		396,238.15
spread over 36 months @	<u>11,006.62</u> per month	1,124,184.68
Total Equity :	<u>31,227.35</u>	
starting from :	<u>May 25, 2019</u>	
up to :	<u>April 25, 2022</u>	
85% Balance shall be paid in CASH / Bank financing		4,210,030.32
before move-in or upon turnover of the unit whichever is earlier		
Monthly Amortization:		
* monthly amortization @ 6.5% fixed rate for 3 years.		129,033.23
* monthly amortization @ 6.88% fixed rate for 5 years.		83,125.50
* monthly amortization @ 8.5% fixed rate for 10 years.		52,198.35
* monthly amortization @ 11% fixed rate for 15 years.		47,851.08
* monthly amortization @ 11.5% fixed rate for 20 years.		44,897.01
		5,349,215.00

TOTAL PAYMENTS : 5,349,215.00

Notes:

- Reservation fee is NON-refundable and NON-transferable,
- Pricelist is VAT-inclusive where applicable,
- Prices are SUBJECT to change without prior notice,
- Yuson Excellence Soberano Inc.** reserves the right to correct accordingly any and all typographical errors in this pricelist,
- ALL checks should be made payable to **Yuson Excellence Soberano Inc.**
- Pricelist does NOT include move-in charges, applicable utility connections and other related charges including, but not limited to, electrical, water and telephone/internet connections, association dues,
- Pricelist EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to fire insurance, mortgage redemption insurance, etc.,
- Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
Arthur B. Maxino Jr.	Adorah Y. Ouano	Marie Rose C. Yulo	Jose Franco B. Soberano	Sample Computation
Admin Staff	Admin Supervisor	AVP - Sales & Mktg.	COO	Buyer