

AVIDA LAND CORP.
CUSTOMER SERVICE UNIT
AVIDA TOWERS VERGE
SAMPLE COMPUTATION

Tower/ Unit 1-2814	Floor Area 22.8	Model JUNIOR 1 BR
SELLING PRICE P 4,859,700.00		
Less:	VAT(if applicable)	520,682.14
	3% Disc on 3% Spot	3,905.12
	Committed Sales Discount (must submit CS docs 60 days from RS date)	20,000.00
	6%Local Buyer Discount	260,341.07
SELLING PRICE AFTER DISCOUNTS P 4,054,771.67		
Add:	VAT(if applicable)	486,572.60
	Other Charges	328,834.02
TOTAL RECEIVABLE P 4,870,178.29		
DOWNPAYMENT		
	Downpayment (15% of Selling Price)	681,201.64
	Total Other Charges & Fees	49,325.10
TOTAL REQUIRED DOWNPAYMENT P 730,526.74		
Less:	Reservation Fee	12-May-20 5,000.00
SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES P 725,526.74		

61	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment
1st	Downpayment due on	10-Jul-20	46,226.51	808.61	47,035.12
2nd	Downpayment due on	17-Aug-20	46,226.51	808.61	47,035.12
3rd	Downpayment due on	17-Sep-20	46,226.51	808.61	47,035.12
4th	Downpayment due on	17-Oct-20	6,881.15	808.61	7,689.76
5th	Downpayment due on	17-Nov-20	6,881.15	808.61	7,689.76
6th	Downpayment due on	17-Dec-20	6,881.15	808.61	7,689.76
7th	Downpayment due on	17-Jan-21	6,881.15	808.61	7,689.76
8th	Downpayment due on	17-Feb-21	6,881.15	808.61	7,689.76
9th	Downpayment due on	17-Mar-21	6,881.15	808.61	7,689.76
10th	Downpayment due on	17-Apr-21	6,881.15	808.61	7,689.76
11th	Downpayment due on	17-May-21	6,881.15	808.61	7,689.76
12th	Downpayment due on	17-Jun-21	6,881.15	808.61	7,689.76
13th	Downpayment due on	17-Jul-21	6,881.15	808.61	7,689.76
14th	Downpayment due on	17-Aug-21	6,881.15	808.61	7,689.76
15th	Downpayment due on	17-Sep-21	6,881.15	808.61	7,689.76
16th	Downpayment due on	17-Oct-21	6,881.15	808.61	7,689.76
17th	Downpayment due on	17-Nov-21	6,881.15	808.61	7,689.76
18th	Downpayment due on	17-Dec-21	6,881.15	808.61	7,689.76
19th	Downpayment due on	17-Jan-22	6,881.15	808.61	7,689.76
20th	Downpayment due on	17-Feb-22	6,881.15	808.61	7,689.76
21st	Downpayment due on	17-Mar-22	6,881.15	808.61	7,689.76
22nd	Downpayment due on	17-Apr-22	6,881.15	808.61	7,689.76
23rd	Downpayment due on	17-May-22	6,881.15	808.61	7,689.76
24th	Downpayment due on	17-Jun-22	6,881.15	808.61	7,689.76
25th	Downpayment due on	17-Jul-22	6,881.15	808.61	7,689.76
26th	Downpayment due on	17-Aug-22	6,881.15	808.61	7,689.76
27th	Downpayment due on	17-Sep-22	6,881.15	808.61	7,689.76
28th	Downpayment due on	17-Oct-22	6,881.15	808.61	7,689.76
29th	Downpayment due on	17-Nov-22	6,881.15	808.61	7,689.76
30th	Downpayment due on	17-Dec-22	6,881.15	808.61	7,689.76
31st	Downpayment due on	17-Jan-23	6,881.15	808.61	7,689.76
32nd	Downpayment due on	17-Feb-23	6,881.15	808.61	7,689.76
33rd	Downpayment due on	17-Mar-23	6,881.15	808.61	7,689.76
34th	Downpayment due on	17-Apr-23	6,881.15	808.61	7,689.76
35th	Downpayment due on	17-May-23	6,881.15	808.61	7,689.76
36th	Downpayment due on	17-Jun-23	6,881.15	808.61	7,689.76
37th	Downpayment due on	17-Jul-23	6,881.15	808.61	7,689.76
38th	Downpayment due on	17-Aug-23	6,881.15	808.61	7,689.76
39th	Downpayment due on	17-Sep-23	6,881.15	808.61	7,689.76
40th	Downpayment due on	17-Oct-23	6,881.15	808.61	7,689.76
41st	Downpayment due on	17-Nov-23	6,881.15	808.61	7,689.76
42nd	Downpayment due on	17-Dec-23	6,881.15	808.61	7,689.76
43rd	Downpayment due on	17-Jan-24	6,881.15	808.61	7,689.76
44th	Downpayment due on	17-Feb-24	6,881.15	808.61	7,689.76
45th	Downpayment due on	17-Mar-24	6,881.15	808.61	7,689.76
46th	Downpayment due on	17-Apr-24	6,881.15	808.61	7,689.76
47th	Downpayment due on	17-May-24	6,881.15	808.61	7,689.76
48th	Downpayment due on	17-Jun-24	6,881.15	808.61	7,689.76
49th	Downpayment due on	17-Jul-24	6,881.15	808.61	7,689.76
50th	Downpayment due on	17-Aug-24	6,881.15	808.61	7,689.76
51st	Downpayment due on	17-Sep-24	6,881.15	808.61	7,689.76
52nd	Downpayment due on	17-Oct-24	6,881.15	808.61	7,689.76
53rd	Downpayment due on	17-Nov-24	6,881.15	808.61	7,689.76
54th	Downpayment due on	17-Dec-24	6,881.15	808.61	7,689.76
55th	Downpayment due on	17-Jan-25	6,881.15	808.61	7,689.76
56th	Downpayment due on	17-Feb-25	6,881.15	808.61	7,689.76
57th	Downpayment due on	17-Mar-25	6,881.15	808.61	7,689.76
58th	Downpayment due on	17-Apr-25	6,881.15	808.61	7,689.76
59th	Downpayment due on	17-May-25	6,881.15	808.61	7,689.76
60th	Downpayment due on	17-Jun-25	6,881.15	808.61	7,689.76
61st	Downpayment due on	17-Jul-25	145,296.85	808.50	146,105.35

PAYMENT SCHEDULE: BALANCE		
Bank Guarantee must be submitted on or before	17-Jan-23	
DUE AND PAYABLE ON	17-Aug-25	P 4,139,651.55
(Loanable from a Financing Institution)		-

- NOTE:**
1. In the event of an increase in Other Charges, AVIDA LAND CORP. has the right to charge the Purchaser as mandated in the CTS & DAS.
 2. Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
 3. Delay in any payment is an event of default entitling the Seller to exercise remedial options, which include collection of penalty at the rate of two percent (2%) of the unpaid amount for every month (or a fraction thereof) of delay as specified under Sec 4(ii) of the RA and Sec 4.2 of the CTS
 4. For Bank Financing Program, Buyer is required to issue a guarantee check covering the lump-sum payment. Upon Seller's receipt of the bank guarantee, the relevant guarantee check(s) covered thereby shall be returned to the Buyer.
 5. All payments covering the due dates and amounts above should be made payable to AVIDA LAND CORP..

Prepared By: _____	Noted By: _____
Signature Over Printed Name Customer Service Staff	Signature Over Printed Name Customer Service Supervisor / Team Leader

Conforme: _____

Signature Over Printed Name
Purchaser