



The good guys!

NAME:	GRACE RESIDENCES
UNIT NO.:	ORCHID Unit 910/911/935/937
Total List Price:	1,874,100.00
AREA(sq.m):	28.63
BROKER:	
DATE:	

PROMO April TERM

	A	B	C	D	E	
	SPOT CASH	Deferred Cash 20/80 over 27 mos	10%SPOTDP-10%DP OVER 27MOS.-80%Cash or BF	5% Over 3mos, 15% in 24mos. 80%Cash or Bank Fin	20% over 27mos. 80%Cash or Bank Fin	15% Over 27mos. 5% on 28th mo. 80% Cash or Bank
TOTAL LIST PRICE	1,874,100.00	1,874,100.00	1,874,100.00	1,874,100.00	1,874,100.00	1,874,100.00
Discount on List Price	10%	4%	1%	0%	0%	0.00%
DISCOUNT AMOUNT	187,410.00	74,964.00	18,741.00	.00	.00	.00
NET of DISCOUNT	1,686,690.00	1,799,136.00	1,855,359.00	1,874,100.00	1,874,100.00	1,874,100.00
DISCOUNT AMOUNT	0.00	0.00	0.00	0.00	0.00	0.00
NET ON DISCOUNT PRICE	1,686,690.00	1,799,136.00	1,855,359.00	1,874,100.00	1,874,100.00	1,874,100.00
OTHER CHARGES: (5.5%)	92,767.95	98,952.48	102,044.75	103,075.50	103,075.50	103,075.50
VAT ONLY APPLICABLE IF TCP IS ABOVE 3,199,200						
VAT (12%)	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL CONTRACT PRICE	1,779,457.95	1,898,088.48	1,957,403.75	1,977,175.50	1,977,175.50	1,977,175.50
SPOT DOWN PAYMENT %		20%	10%	5%		5%
SPOT DOWN PAYMENT AMOUNT		379,617.70	195,740.37	98,858.78		98,858.78
RESERVATION FEE	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00
NET DOWN PAYMENT		354,617.70	170,740.37	73,858.78		
DP TERMS				24,619.59		
DP INSTALLMENT %		80%	10%	15%	20%	15%
DP INSTALLMENT AMOUNT		1,518,470.78	195,740.37	296,576.33	395,435.10	296,576.33
DP PAYABLE IN		27	27	24	27	27
DP INSTALLMENT AMORTIZATION		56,239.66	7,250	12,357.35	13,719.82	10,058.38
BALANCE PAYABLE IN			1,565,923.00	1,581,740.40	1,581,740.40	1,581,740.40
Retention Fee (upon turnover)	50,000.00					
Month 0	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00	25,000.00
Month 1	1,704,457.95	354,617.70	170,740.37	24,619.59	13,719.82	10,058.38
Month 2		50,615.69	7,249.64	24,619.59	13,719.82	10,058.38
Month 3		50,615.69	7,249.64	24,619.59	13,719.82	10,058.38
Month 4		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 5		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 6		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 7		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 8		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 9		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 10		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 11		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 12		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 13		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 14		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 15		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 16		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 17		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 18		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 19		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 20		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 21		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 22		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 23		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 24		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 25		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 26		50,615.69	7,249.64	12,357.35	13,719.82	10,058.38
Month 27		50,615.69	7,249.64	1,581,740.40	13,719.82	10,058.38
Month 28		50,615.69	7,249.64		1,581,740.40	98,858.78
Month 29			1,565,923.00			1,581,740.40
Month 30						
Month 31						
Month 32						
TOTAL PROCEEDS	1,729,457.95	1,746,241.40	1,957,403.75	1,964,818.15	1,977,175.50	1,977,175.50

FOR ANNOUNCEMENT PURPOSES ONLY!!!

Buyer's Name: GRACE RESIDENCES

Option 1: Bank Financing Based on 20/80

Term	Factor Rate	Monthly Amortization
5 yrs(8%)	0.020276394	32,071.99
10 yrs(9.5%)	0.012939756	20,467.33
15 yrs(10%)	0.010746051	16,997.46
20years(10.25%)	0.009816434	15,527.05
25years(10.25%)	0.009263833	14,652.98

Breakdown of other charges:

Registration Fee	1.28%
Documentary Stamp Tax -BIR	1.50%
Transfer Tax Fee - City Treasurer	0.75%
Legal Fees - Notary	0.15%
Water/Meritico Installation	1.55%
Miscellaneous Fee	0.27%
Total	5.50%