

**AYALA LAND INC.**  
**CUSTOMER SERVICE UNIT**  
**AVIDA TOWERS VITA IN VERTIS NORTH**  
**SAMPLE COMPUTATION**

Tower	Unit	Floor	Floor Area	Model
2	2612	26	35.42	1BR
<b>SELLING PRICE</b>				<b>P 8,370,000.00</b>
Less: VAT(if applicable)				896,785.71
Committed Sales Discount				40,000.00
<i>*BS docs and payments must be submitted 20 days after RS date</i>				
<b>SELLING PRICE AFTER DISCOUNTS</b>				<b>P 7,433,214.29</b>
Add: VAT(if applicable)				891,985.71
Other Charges				610,325.00
<b>TOTAL RECEIVABLE</b>				<b>P 8,935,525.00</b>
<b>DOWNPAYMENT</b>				
Downpayment (15% of Selling Price)				1,248,780.00
Total Other Charges & Fees				91,548.75
<b>TOTAL REQUIRED DOWNPAYMENT</b>				<b>P 1,340,328.75</b>
Less: Reservation Fee				21-Apr-21 20,000.00
<b>SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES</b>				<b>P 1,320,328.75</b>

36	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment
1st	Downpayment due on	10-May-21	34,132.78	2,543.02	36,675.80
2nd	Downpayment due on	17-Jun-21	34,132.78	2,543.02	36,675.80
3rd	Downpayment due on	17-Jul-21	34,132.78	2,543.02	36,675.80
4th	Downpayment due on	17-Aug-21	34,132.78	2,543.02	36,675.80
5th	Downpayment due on	17-Sep-21	34,132.78	2,543.02	36,675.80
6th	Downpayment due on	17-Oct-21	34,132.78	2,543.02	36,675.80
7th	Downpayment due on	17-Nov-21	34,132.78	2,543.02	36,675.80
8th	Downpayment due on	17-Dec-21	34,132.78	2,543.02	36,675.80
9th	Downpayment due on	17-Jan-22	34,132.78	2,543.02	36,675.80
10th	Downpayment due on	17-Feb-22	34,132.78	2,543.02	36,675.80
11th	Downpayment due on	17-Mar-22	34,132.78	2,543.02	36,675.80
12th	Downpayment due on	17-Apr-22	34,132.78	2,543.02	36,675.80
13th	Downpayment due on	17-May-22	34,132.78	2,543.02	36,675.80
14th	Downpayment due on	17-Jun-22	34,132.78	2,543.02	36,675.80
15th	Downpayment due on	17-Jul-22	34,132.78	2,543.02	36,675.80
16th	Downpayment due on	17-Aug-22	34,132.78	2,543.02	36,675.80
17th	Downpayment due on	17-Sep-22	34,132.78	2,543.02	36,675.80
18th	Downpayment due on	17-Oct-22	34,132.78	2,543.02	36,675.80
19th	Downpayment due on	17-Nov-22	34,132.78	2,543.02	36,675.80
20th	Downpayment due on	17-Dec-22	34,132.78	2,543.02	36,675.80
21st	Downpayment due on	17-Jan-23	34,132.78	2,543.02	36,675.80
22nd	Downpayment due on	17-Feb-23	34,132.78	2,543.02	36,675.80
23rd	Downpayment due on	17-Mar-23	34,132.78	2,543.02	36,675.80
24th	Downpayment due on	17-Apr-23	34,132.78	2,543.02	36,675.80
25th	Downpayment due on	17-May-23	34,132.78	2,543.02	36,675.80
26th	Downpayment due on	17-Jun-23	34,132.78	2,543.02	36,675.80
27th	Downpayment due on	17-Jul-23	34,132.78	2,543.02	36,675.80
28th	Downpayment due on	17-Aug-23	34,132.78	2,543.02	36,675.80
29th	Downpayment due on	17-Sep-23	34,132.78	2,543.02	36,675.80
30th	Downpayment due on	17-Oct-23	34,132.78	2,543.02	36,675.80
31st	Downpayment due on	17-Nov-23	34,132.78	2,543.02	36,675.80
32nd	Downpayment due on	17-Dec-23	34,132.78	2,543.02	36,675.80
33rd	Downpayment due on	17-Jan-24	34,132.78	2,543.02	36,675.80
34th	Downpayment due on	17-Feb-24	34,132.78	2,543.02	36,675.80
35th	Downpayment due on	17-Mar-24	34,132.78	2,543.02	36,675.80
36th	Downpayment due on	17-Apr-24	34,132.70	2,543.05	36,675.75

**PAYMENT SCHEDULE: BALANCE**

Bank Guarantee must be submitted on or before	17-Nov-23	
DUE AND PAYABLE ON	18-May-24	<b>P 7,595,196.25</b>
(Loanable from a Financing Institution)		

**NOTE:**

- In the event of an increase in Other Charges, AYALA LAND INC. has the right to charge the Purchaser as mandated in the CTS & DAS.
- Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
- 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
- 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.
- All payments covering the due dates and amounts above should be made payable to AYALA LAND INC..

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